

AIA Wisconsin
March/April 1996

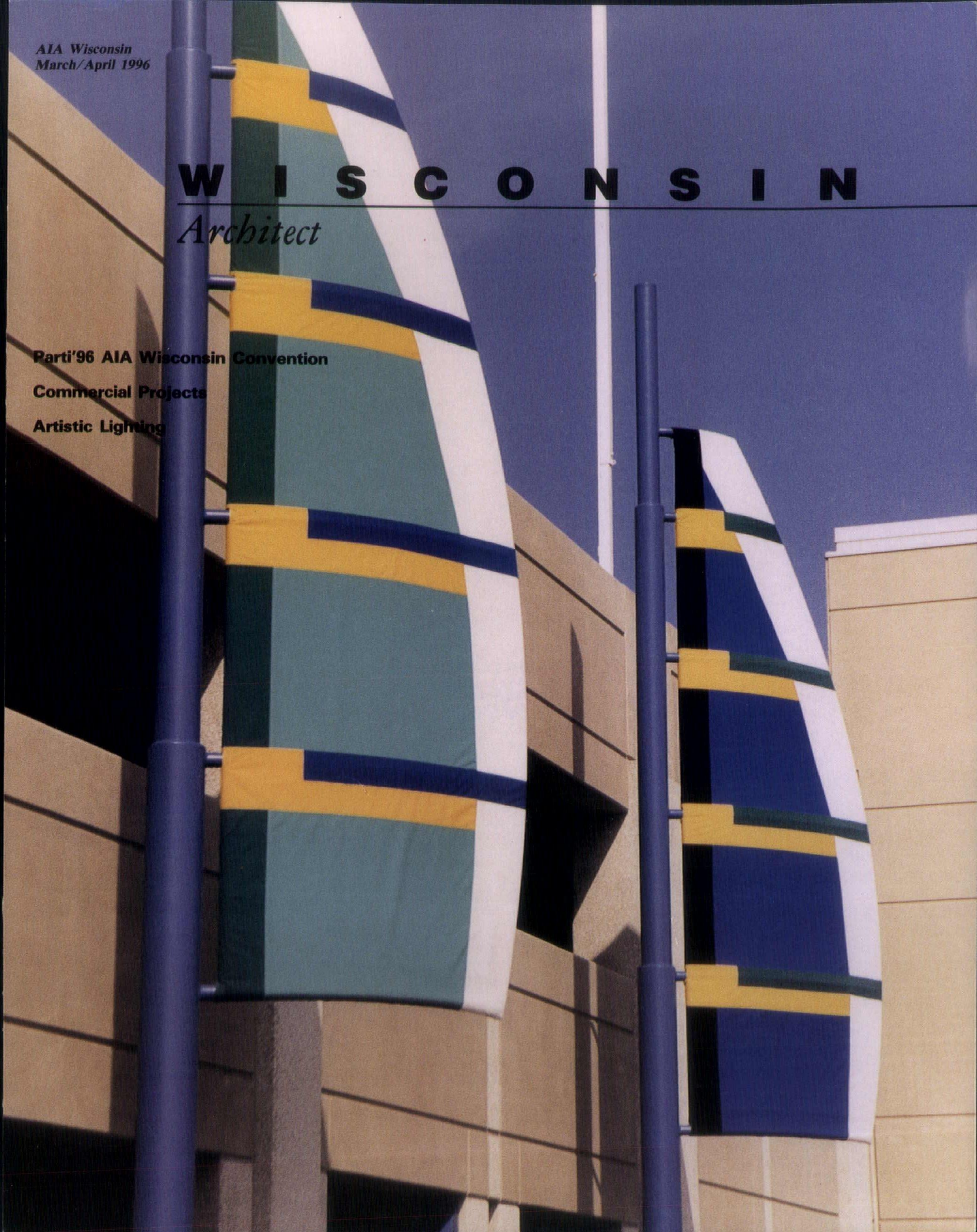
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Architect

Parti'96 AIA Wisconsin Convention

Commercial Projects

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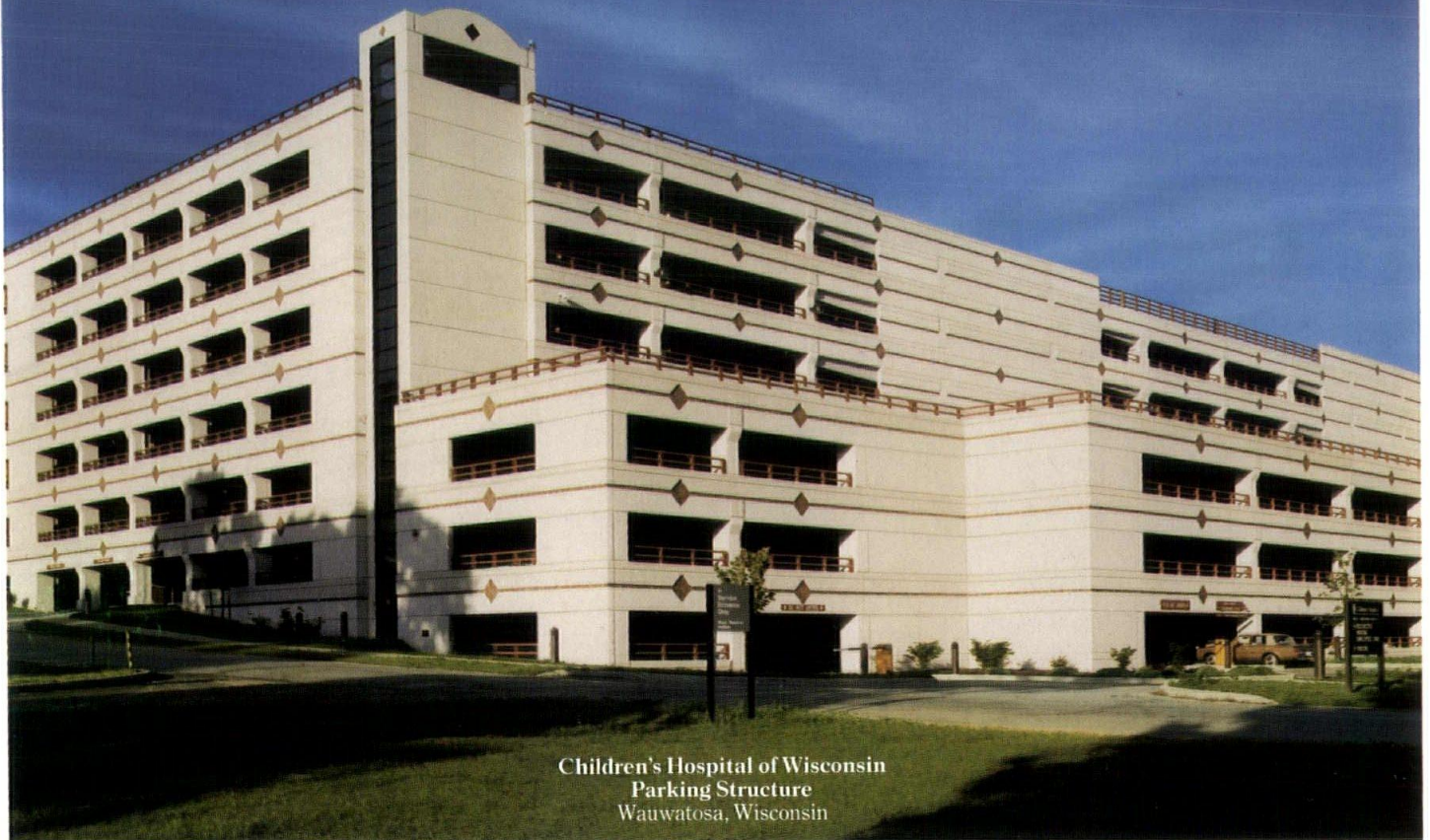
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Children's Hospital of Wisconsin
Parking Structure
Wauwatosa, Wisconsin

AIA Wisconsin

A Society of The American Institute of Architects
March/April 1996

W I S C O N S I N

Architect

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Cover: Dane County Regional Airport Parking Structure
Architect: Potter Lawson, Inc.
Photography: James T. Potter, AIA

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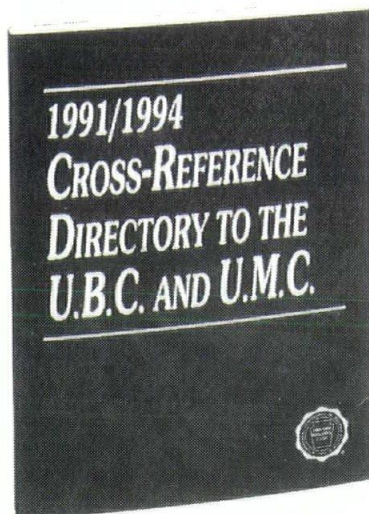
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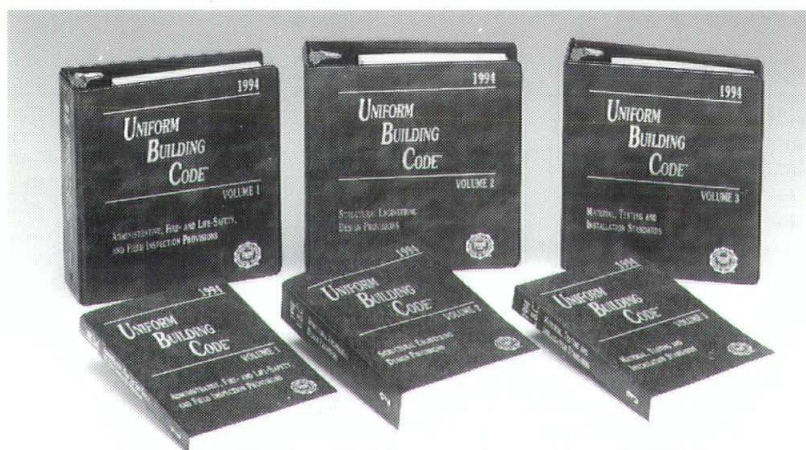
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As architects, we are entrusted with the responsibility for producing structures necessary for the functioning of our society and for creating the places that describe who we are as a community.

*... create a positive
and enjoyable public
space.*

Parking structures are not often thought of as positive additions to our built environment.

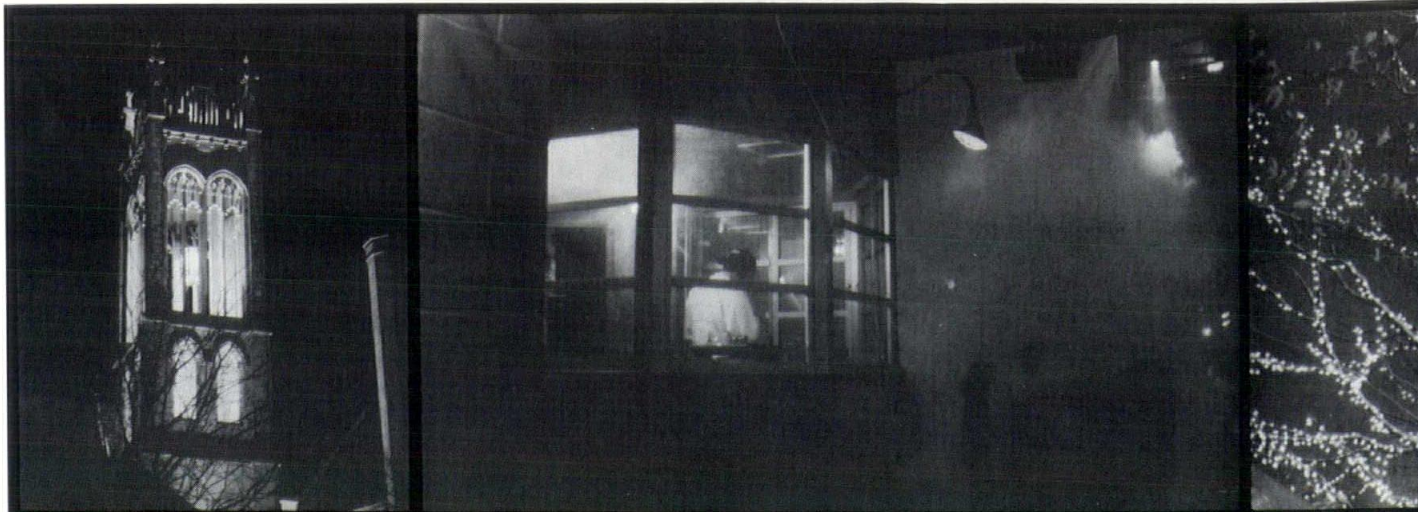
However, in a world dependent on the automobile, parking structures serve many purposes. They reduce the need for sprawling asphalt parking lots that displace valuable greenspace and are necessary for the economic health of densely-populated urban centers, giving people access to goods and services.

They go hand-in-hand with airports. With the encouragement and support of public boards who value good architecture, airport parking ramps can play a key role in defining the gateways to our communities.

As architects, we can take something designed to house machinery and create a positive and enjoyable public space. A space that provides delight by its use of scale, light, materials, color and imagery. A place for people.

In this service we provide a lasting legacy for our communities.

Douglas R. Hirsch, AIA



by Grace B. Stith

THE POWER OF



For sometime now, Marty Peck, has been behind the spotlight, lighting and enlightening Wisconsin—one building at a time. All the world is a stage for this lighting designer.

Peck, the owner of Creative Lighting Design & Engineering, is the artisan whose paint is light and canvas is anything from the side of the Sinai Samaritan Medical Building in downtown Milwaukee to the interior of a private home.

Peck creates moods, focuses attention to structural details and draws wall murals using light. Peck's early career began in the theater. He taught stage lighting while earning a degree in electrical engineering.

Some of Peck's most recognizable work is with several festivals in Southeastern Wisconsin.

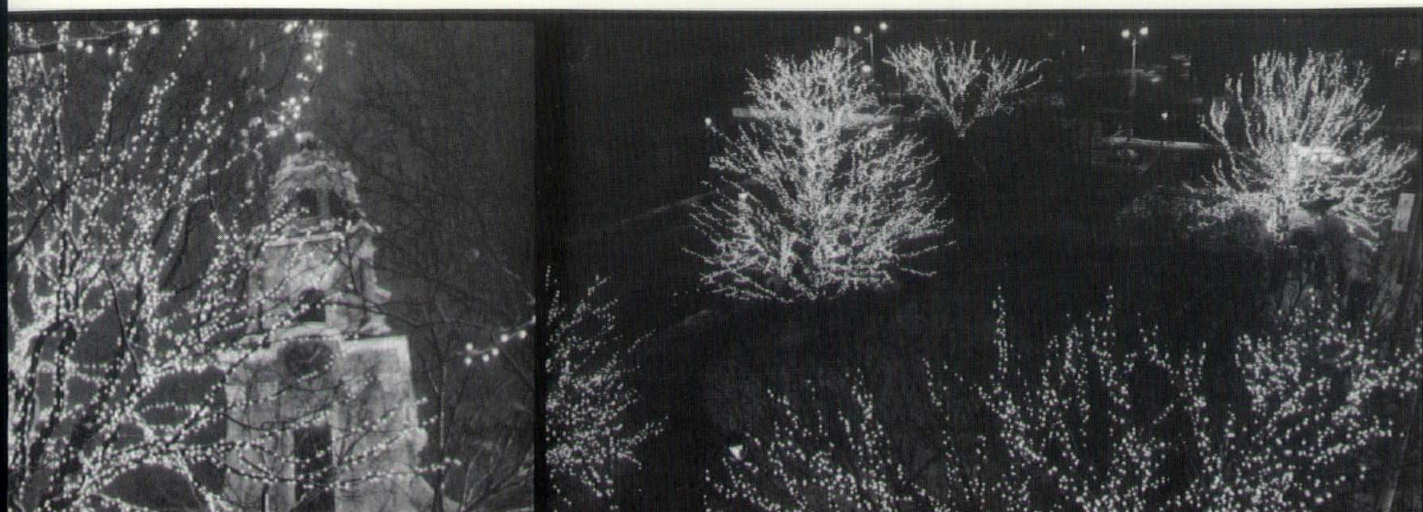
A 1993 Milwaukee street festival celebrated historical events of the city. In 1892, a tragic fire consumed 16 blocks of a predominantly Irish commercial district. The district was rebuilt and the resulting cluster of historic buildings is Milwaukee's pride, known today as the Historic Third Ward.

Peck's challenge was to "burn" a six-story historic landmark warehouse, not with fire, but with light.

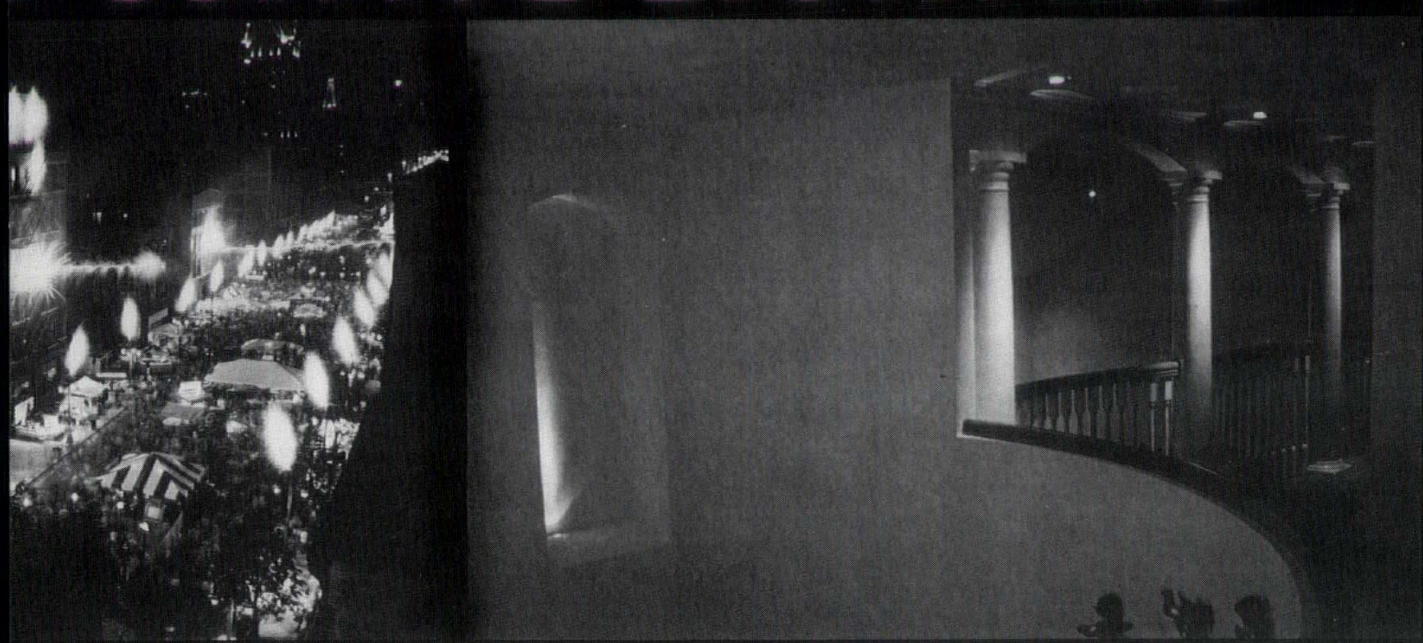
For this particular event, portable stage equipment, dimmer racks and yards of wire and cables were rigged

on each of five upper floors of the warehouse. Peck wrote a script for specifically timed actions.

The event began with an explosion, as did the real fire in 1892. From the second floor, the fire—created by light—spread, rose to upper floors, then climaxed in a dramatic jump to a second building. A spot lamp and an amber flame filter created realistic flame. Smoke, from theatrical fog machines, belled from the windows. An orange fire filter washed windows and ceilings with an inner glow. Such technique was applied to 36 windows. Luminaires provided random flickerings.



POSITIVE LIGHTING



The design was programmed with almost 200 cues, all remote controlled, to give the fire drama and progression. Sound effects on a custom sound track delivered explosions, fire crackles and fire bells.

During the rehearsal, although fire departments had been notified, firemen arrived, jumped off their trucks with axes in hand to fight the blaze called in to 911. Though the incident was a bit embarrassing, it proved that designing with light can be shockingly real.

Most of Peck's projects are less flamboyant. In work places and in residential projects, the concentration

is on efficiency. Good lighting for just "seeing" plus subtle changes in lighting is accomplished in unusual ways, often saving money for the client.

"Our designs use light as a tool to create architectural emphasis from light and shadow, exciting statements from subtle and vivid colors, and creative settings from dramatic texture and images," said Peck.

Peck's portfolio is an accumulation of lighting at its finest. Peck has shed light on a variety of projects including interiors, exteriors, large projects and small. Each project's lighting is customized to fit the needs of the

space and desires of the owner. He works with standard as well as custom fixtures, but it's the "how" that is truly fascinating.

Recently, Peck worked on a project requiring illumination in a glass enclosed walkway. Lighting the space from the exterior proved to be a perfect solution.

Whether the light is the subject itself or is emphasizing something else, in the hands of Marty Peck and Creative Lighting Design & Engineering, lighting becomes an artform. **WA**

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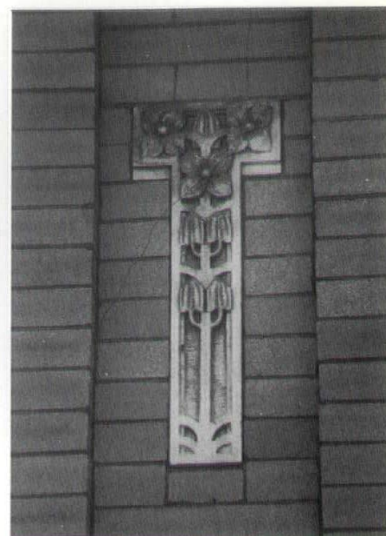
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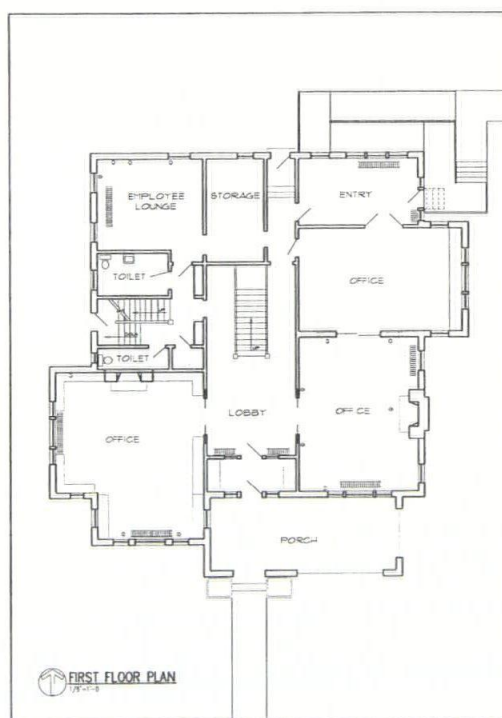
Weinhagen House

Professionals Join Forces to Improve a Neighborhood



Weinhagen House, now on the National Register of Historic Places, is one of a community of West Side Milwaukee mansions built at the turn of the century by wealthy German businessmen. George Weinhausen was co-founder of a company which made paper boxes.

The house is an 11,000 square foot cream city brick edifice, unique to the area because of its prairie style architecture. After serving as a fraternity house it remained vacant and was vandalized. Bruce Williams, a minority developer and general contractor recently returned to his native Milwaukee, recognized the value and beauty of the structure and acquired it. His next step was to contact Michael Hatch, who heads the real estate practice at Foley and Lardner law firm to find out about tax credits for historical properties. The result was a creative plan to assist the developer on a pro bono basis.



Hatch, who has donated hundreds of hours of time to this project, was the key figure. He then organized a team of service professionals, each of whom gave willingly of their time and talents. Kahler Slater was the architectural advisor.

Unemployed minority youth were trained in construction skills during the rehabilitation. Volunteers spent hours stripping wood and bringing the beautiful oak, marble and other materials back to life.

Instead of residential use, the mansion will now provide office space for businesses and nonprofit organizations, which will benefit the entire neighborhood. All three floors have been restored, including the basement which now provides a large conference room. **WA**

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Project: Houmann's Fish and Seafood Market

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What was once a surface parking lot is now a 1360-car parking structure, rich with aeronautical imagery. The design includes entry and exit canopies, skywalk connection and a parking office.

Stair towers are painted white inside for visibility and security. Tower roofs and canopies recall shapes of early airplane hangers and are accentuated by uplighting at night. A warm buff colored precast concrete was used throughout the structure for its ability to be erected quickly. Blue grass and blue metal were used to tie in with the existing airport terminal.

The new streetscape features trees, pedestrian scale lighting and large colorful steel "wings" wrapped in canvas.

*Photography: Jim Potter, AIA and
Skot Weidemann*



<i>Project</i>	Beans and Barley Market Cafe
<i>Location</i>	Milwaukee, Wisconsin
<i>Architect</i>	Valerio Dewalt Georgeson Associates
<i>General Contractor</i>	D. G. Beyer, Inc.

Built on the foundation of a previous building that had been destroyed by fire, the new structure is designed in the manner of a new architecture evolving for a new age.

Structural geometric rectangles and ellipses interlock with one another as do the market, bar and restaurant which occupy the space. A great steel mesh canopy draws customers from the entry to the various functions of the building. The interior was designed to suggest energy and efficiency.

*Photography: Ed Purcell and
Scott Georgeson, AIA*

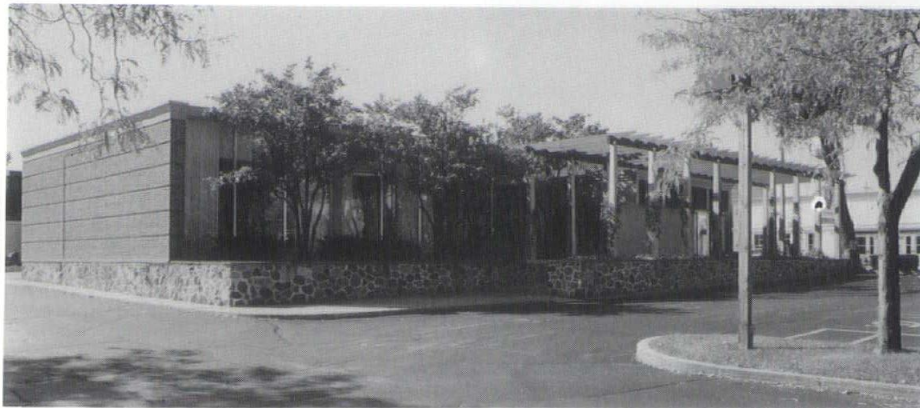


<i>Project</i>	First Ozaukee Saving Bank
<i>Location</i>	Cedarburg, Wisconsin
<i>Architect</i>	Kubala Washatko Architects, Inc.
<i>Construction Manager</i>	Kubala Washatko Architects, Inc.

Initially, the bank was built in the 1960s as a pseudo Miesian box comprised of an exposed corten steel frame with white aggregate precast infill panels. Eventually rust runoff became a problem and the bank was criticized for not harmonizing with the 19th century downtown structures. Nor did it have a strong presence on the street.

With a very low budget, improvement was achieved by adding a pergola to the entrance facade and by putting on a new brick face. The texture and color of the brick enhance the existing split-face granite base. The pergola provides additional signage and allows the front entrance to exist well with the pedestrian sidewalk on Washington Avenue.

Photography: Allen F. Washatko, AIA

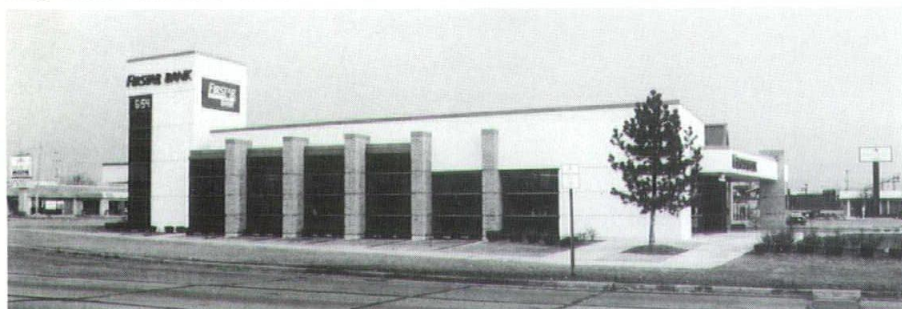


<i>Project</i>	Firststar Bank Northwestern Branch
<i>Location</i>	Milwaukee, Wisconsin
<i>Architect</i>	Plunkett Raysich Architects
<i>General Contractor</i>	Stevens Construction Corporation

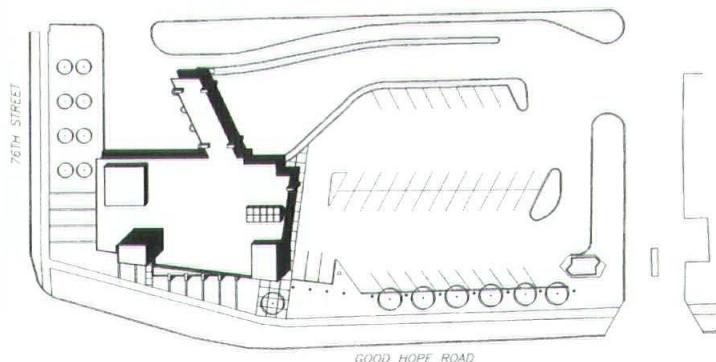
A branch bank built in 1973 on a busy intersection required space for increased customer traffic and new banking services. Its scale was lost in the complexity of traffic activity. The design solution responded with a thirty foot high clock tower for vertical visual recognition, a new main entry and a 3,000 square foot addition for more space.

In plan and elevation, the regular grid of the old building and the streets is juxtaposed with a skewed axis implied by the right turn lane at the corner of the property. The facade of the new addition employs repetition of masonry piers which extend existing column lines. Concrete strips, bollard lighting and landscaping help maximize the visual presence of the facility.

*Photography: Steven T. O. Poast and
Stephen D. Holzauer, AIA*



Before



Project
Location
Architect
General Contractor

First Bank & Trust
Menomonie, Wisconsin
Cedar Corporation
Market & Johnson, Inc.

An important consideration on this project was that the building tie in with the history of the community. To accomplish this, architects used an exterior red brick similar to that made by the Menomonie Brick Company around the turn of the century.

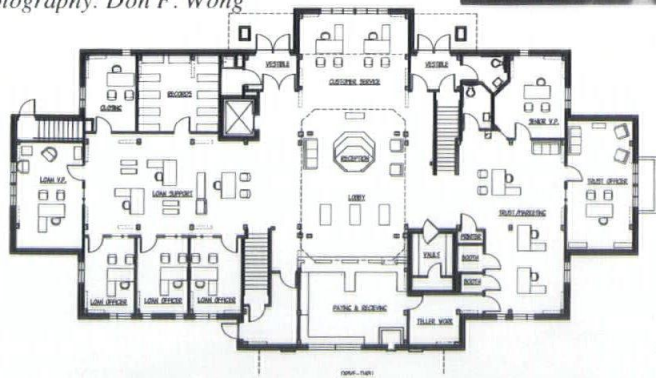
Inside, the building's massive oak timber framing with oak-pegged joints reflects back to the city's beginning as a lumber town.

The frame is enclosed with prefabricated panels that provide insulation, exterior sheathing and interior gypsum board.

Energy efficient windows follow the dramatic roof line and provide an abundance of natural light. The floor plan was designed to minimize staff size by allowing employees to work together more efficiently. The bank has state-of-the-art mechanical and security systems and is handicapped accessible.



Photography: Don F. Wong



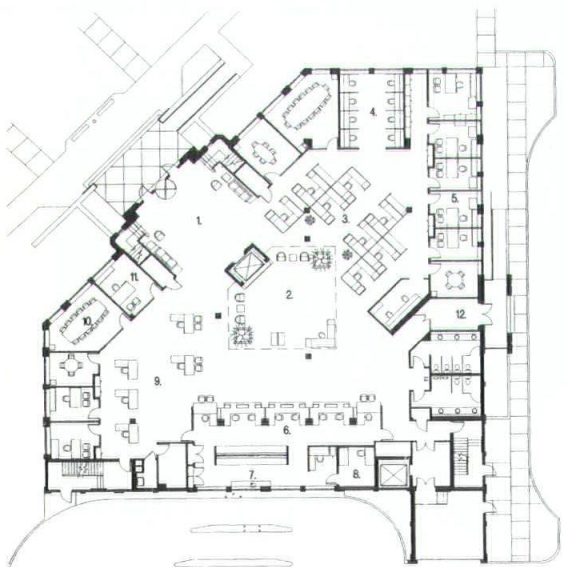
<i>Project</i>	Equitable Bank Corporate Office
<i>Location</i>	Wauwatosa, Wisconsin
<i>Architect</i>	BHS Architects, Inc.
<i>General Contractor</i>	Berghammer Corporation

An existing 30,000 square foot service building constructed in 1963 was renovated to house corporate offices handling administrative services for eleven branch banks. The building met projected space needs and its 1.4 acre site on the southeastern corner of a major intersection was also ideal.

A new main entry faces the intersection and strengthens the formal role of the new facility. A secondary entry has convenient access to the parking lot. Existing foundation, steel frame, floor and roof decks were reused. The exterior image is completely transformed by a new brick and stone skin. The classic inspired interior expresses strength and durability, emphasizing the traditional philosophy of the bank. The focus of the interior is a two-story skylit atrium, which gives an airy grandeur to the lobby. The atrium also provides natural light to the interior offices, making them as desirable a work place as the perimeter offices.



Photography: Mark Avery



Before

As Architects and design professionals, we must always endeavor to challenge ourselves and each other, to reach for the ideal, to see beyond the here and now, to visualize the what might be and to create the what can be. We rely on our imagination to help us visualize a design, develop and improve a business plan and foster our ability to draw, communicate, design and practice the multi-disciplinary profession of Architecture.

The 1996 AIA Wisconsin Convention, **Parti'96**, will challenge you and help you unlock your natural creativity. Through the theme **Imagine...**, the two-day conference will focus on creativity, vision and growth. It will present ideas in ways that are fresh and stimulating.



"Parti" is the underlying and fundamental order of an architectural composition. **Parti'96** brings together **Products, Architects, Resources, Technology** and **Innovation** on May 21 & 22 at the Holiday Inn Madison West.

Featured keynote speakers on the first day, John and Katie Olson from Walt Disney Imagineering, will describe how they use common materials to create uncommon things. Their talk will help you understand the vast design opportunities of typical building materials. Architect Steven Izenour, a principal of Venturi, Scott Brown and Associates, is the featured keynoter on day two. His address will focus on imaginative solutions to important urban design issues.

Parti'96 is intended to help you think beyond the standard boundaries of design and practice. You will come away from the 65th annual AIA Wisconsin Convention with new ideas while earning valuable learning units (LUs) for the AIA Continuing Education System.

Plan now on attending Parti'96 and just imagine the possibilities!

Jeffrey T. Neidorfler, AIA
Chairperson
Parti'96

Parti '96

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May 21 & 22

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Schedule at a Glance

TUESDAY, MAY 21

7:45 - 9:15 a.m.

Annual Meetings & Preservation Breakfast

John G. Waite, AIA

9:25 - 10:40 a.m.

Professional Development Seminars I

● Creativity: Common Materials & Uncommon Projects

John & Katie Olson

▲ Vision: Cyberspace Architecture

Stephen Perrella

■ Growth: Risks & Profits

Hannan, Dowling & Ahrendt

10:45 - 12:00 p.m.

Professional Development Seminars II

● Creativity: Beauty & Meaning in Architecture

Julie VanderBerg Snow, AIA

▲ Vision: Transportation Trends & Possibilities

Henken, Kennedy, Grunau & Kahler

■ Growth: Analysis of Building Systems Failure

Michael Scheffler

12:10 - 1:55 p.m.

Golden Award Luncheon

Business Communication "Do's & Taboos"

Roger Axtell

2:10 - 3:30 p.m.

C.G. Schmidt Keynote Address

Making Your Design Dreams Come True

John & Katie Olson
Walt Disney Imagineering

3:30 - 7:30 p.m.

Construction Industry Reception & Expo

Innovative building products & services, IDP workshop, door prizes . . . and more!

7:30 - 8:30 p.m.

AIA Wisconsin Design Awards Reception

WEDNESDAY, MAY 22

8:00 - 9:20 a.m.

Excellence in Masonry Awards Breakfast

Wisconsin Concrete Masonry Association

9:30 - 10:50 a.m.

Professional Development Seminars III

● Creativity: Creative Solutions to Design Problems

Steven Izenour

▲ Vision: Clients & Their Architects

William Lowell

■ Growth: Future of Model Building Codes

William Wall

11:00 - 2:00 p.m.

Focus on Innovation

& Building Products Exposition

Mini-seminars on innovative products/services, Brewers Stadium models & presentation, displays of design and building products, award winning architecture, door prizes, FREE lunch . . . and more!

2:10 - 3:30 p.m.

Keynote Address

Creativity in the Urban Context

Steven Izenour
Venturi, Scott Brown and Associates

3:40 - 5:00 p.m.

Professional Development Seminars IV

● Creativity: Getting Your Hands Dirty

Robert Greenstreet

▲ Vision: Seeing is Believing

Todd Tannenbaum

■ Growth: Healthy Buildings

Nadia Boschi

3:45 - 5:30 p.m.

Building Tour

Frank Lloyd Wright
Monona Terrace Convention Center

Keynote Speakers

Parti'96 keynote speakers will help us imagine the possibilities of using common materials to achieve uncommon projects and developing creative solutions to important design issues.

Making Your Design Dreams Come True

C.G. Schmidt Keynote Address

John & Katie Olson

Walt Disney Imagineering

Tuesday, May 21

2:10 - 3:30 p.m. (3 LUs)

Imagine is what John and Katie Olson do for a living. Their roles are to make a designer's dream become a reality by using common materials to achieve uncommon things. Whether it's a Moroccan bazaar, a Toontown Trolley Barn or a Hollywood movie palace—if you can design it, they can build it!

You will hear first hand how John and Katie must always investigate the unique and unusual in their approach to materials, form and design. Their talk will stimulate your imagination and encourage you to apply a creative touch to every aspect of your project.

John Olson will illustrate and explain the process of designing and building theme park architecture, including specialized construction methodology, while Katie Olson will discuss the special challenges faced when designing color for Disney "icons."

John and Katie Olson began their careers at Walt Disney Imagineering in the mid-1970s and just recently completed a nine-month assignment at Tokyo Disneyland. John is the WDI director for character facades (on-stage architecture) for all Disney theme parks. His involvement begins by working with architects and other designers on project feasibility, schedule, budget and "look" and continues with the field art direction of the architectural installation throughout construction to opening day. Katie is a show designer with the Concept and Show Design division of WDI, specializing in the design and installation of exterior color for Disney theme park architecture.

This special opening keynote presentation is made possible by the underwriting support received from C.G. Schmidt, Inc.

Creativity in the Urban Context

Steven Izenour

Venturi, Scott Brown and Associates, Inc.

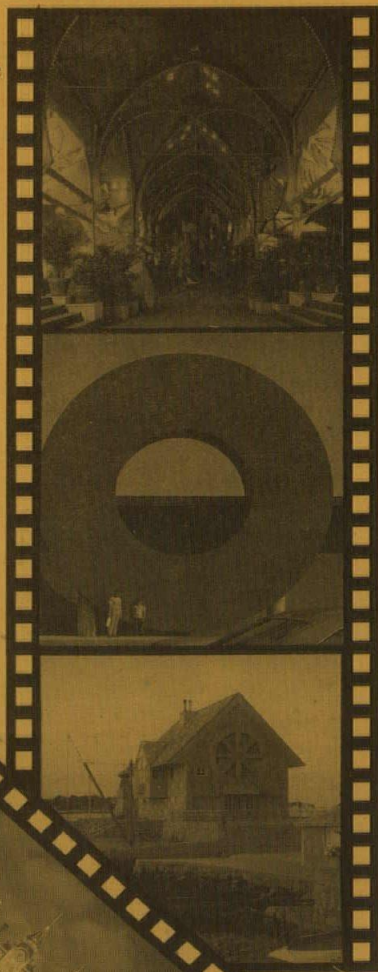
Wednesday, May 22

2:10 - 3:30 p.m. (3 LUs)

Award-winning architect Steven Izenour is often involved with projects requiring fresh and creative solutions to his clients' design issues. The discussion of his architecture and his writings will challenge your perceptions of form, design and civic responsibility.

A principal with Venturi, Scott Brown and Associates in Philadelphia, Izenour is an active participant in all of the firm's architectural and urban design projects. He has played a leading role in the programming and schematic design phases of most major projects. His ability to combine outstanding design and expertise in communication technologies with a special sensitivity to their use in environmental and historical contexts has been an important component of VSBA's award-winning projects.

Steven Izenour is a co-author of *Learning from Las Vegas* as well as the author of *The Entrance to the American City*. He is a noted lecturer at universities worldwide. One of his current projects is a Travel Center for Disney.



Professional Development Seminars

Parti'96 features interactive professional development seminars on both days, focusing on *creativity, vision* and *growth*.

Professional Development Seminars I

Tuesday, May 21

9:25 - 10:40 a.m. (2 LUs)

● *Creativity: Common Materials & Uncommon Projects*

Keynoters John and Katie Olson with Walt Disney Imagineering will lead a discussion of some real "nuts and bolts" approaches they use during theme park construction. This highly interactive session will rekindle your creativity and imagination with lots of visual aids, such as construction photos illustrating specialized processes, show drawings and color elevations.



▲ *Vision: Cyberspace Architecture*

Architect and author Stephen Perrella will demonstrate the potential design opportunities waiting to be discovered with the use of computer technologies. You will discover how the computer can help you unlock your imagination. Perrella is the editor/designer of NEWSLINE at the Columbia University Graduate School of Architecture, Planning and Preservation.

■ *Growth: Risks & Profits*

This interactive claims case study seminar will help you improve loss prevention practices, refine project management procedures and negotiate client agreements that allocate risk appropriately. You'll learn from actual claims cases presented by attorney Ed Hannan of Godfrey, Braun, Hayes, DPIC claims supervisor Chuck Ahrendt and insurance advisor Tom Dowling. This workshop will continue during the next round of seminar sessions. It is sponsored by the Design Professionals Insurance Company (DPIC) and Mortenson Matzelle & Meldrum, Madison.

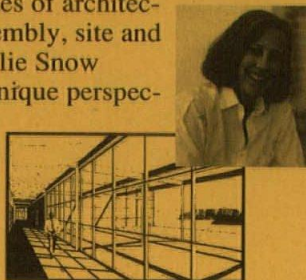
Professional Development Seminars II

Tuesday, May 21

10:45 - 12:00 p.m. (2 LUs)

● *Creativity: Beauty & Meaning in Architecture*

Minneapolis architect Julie VandenBerg Snow, AIA, will stimulate your imagination by exploring the beauty and meaning in the tangible attributes of architecture: materials, methods of assembly, site and program. As the principal of Julie Snow Architects, she will share her unique perspective on the rigors of functional programs and demanding budgets and schedules as well as the vital role of architecture in the interpretive experience, human learning and creativity.



▲ *Vision: Transportation Trends & Possibilities*

The current debate on transportation issues will have a major impact on the future development of our communities. Join Robert Henken, executive director of the Alliance for Future Transit (AFT), Rob Kennedy, state director of the New Transportation Alliance, and AFT officers Gary Grunau and David Kahler, FAIA, for an informative panel discussion on light rail, commuter rail, rapid transit, multi-modal systems and other critical transportation issues that will affect the look and use of our cities and towns. Architects must be aware of these issues if they want to respond to future design and planning opportunities.

■ *Growth: Analysis of Building Systems Failure*

Michael Scheffler, with Wiss, Janney, Elstner Associates, Chicago, has been involved in more than 500 investigations of deteriorated and distressed conditions in buildings, including recent on-site inspection of the exterior of the Wisconsin State Capitol. He will discuss the "do's and don'ts" of detailing and specifying building materials and components. His presentation will provide solid information that you can apply immediately to your projects.



■ *Growth: Risks & Profits (continued)*

The claims case study workshop will continue during seminar session II.

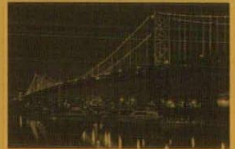
Professional Development Seminars III

Wednesday, May 22

9:30 - 10:50 a.m. (2 LUs)

● *Creativity: Creative Solutions to Design Problems*

Award-winning architect Steven Izenour, with Venturi, Scott Brown and Associates, will demonstrate how you can create imaginative design solutions for your clients and introduce some of the major themes he will address in his keynote presentation.



▲ *Vision: Clients & Their Architects*

Creativity and vision are perhaps two of the most critical components to success. William Lowell, president of the Milwaukee management consulting and market research firm Business Development Directives, will show you how you can successfully market your creativity and vision through careful planning and a sound understanding of client needs. Using interactive case studies and simple strategies, this seminar is designed to help take your business to the next level of growth, success and beyond.



MASONRY INSIGHTS

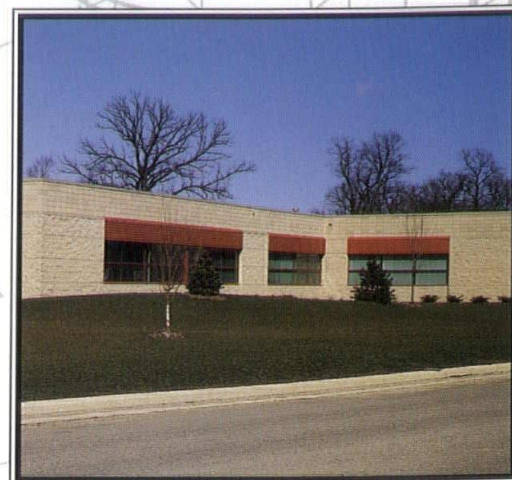
1996 - VOLUME 1



CANNON AND DUNPHY LAW OFFICES



COLUMBUS WATER AND LIGHT
OPERATIONS FACILITY



LABLUE LEASING



LONGFELLOW ELEMENTARY SCHOOL



WESTBROOK CHURCH

1995 EXCELLENCE IN MASONRY
FINALIST AWARDS



WCM
WISCONSIN CONCRETE MASONRY ASSOCIATION

BUILDING SPECS

CANNON AND DUNPHY LAW OFFICES, BROOKFIELD, WISCONSIN

ARCHITECT: EPPSTEIN • UHEN ARCHITECTS

GENERAL CONTRACTOR: BENTLEY AND SON

MASON CONTRACTOR: MARRIOTT CONSTRUCTION

CMU PRODUCER: BEST BLOCK COMPANY

Judge's Comments: "The subtle pin-stripe banding presented a formality without exploding into a 'racing stripe' look."

"This building looks like an attorney's office."

COLUMBUS WATER AND LIGHT OPERATIONS FACILITY, COLUMBUS, WISCONSIN

ARCHITECT: STRAND AND ASSOCIATES, POTTER LAWSON ARCHITECTS

GENERAL CONTRACTOR: WESTRA CONSTRUCTION

MASON CONTRACTOR: RURAL MASONRY

CMU PRODUCER: WISCONSIN BRICK AND BLOCK CORP.

Submitting architect's remarks: "Concrete masonry units comprise the majority of the exterior building material because of their economy and ability to provide a variety of colors and textures."

LABLUE LEASING, PEWAUKEE, WISCONSIN

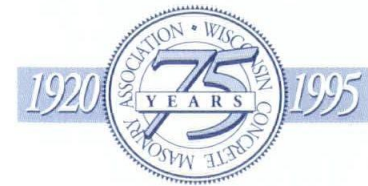
ARCHITECTS: THE ZIMMERMAN DESIGN GROUP

GENERAL CONTRACTOR: J. P. JANSEN CO., INC.

MASON CONTRACTOR: J. P. JANSEN CO., INC.

CMU PRODUCER: BEST BLOCK COMPANY

Project architect's remarks: "We chose concrete masonry for its ability to fulfill our design objective of simplicity without loss of attractiveness. We remained within budget and met the owner's construction time frame."



LONGFELLOW ELEMENTARY SCHOOL, SHEBOYGAN WISCONSIN

ARCHITECT: BRAY AND ASSOCIATES

GENERAL CONTRACTOR: HUNZINGER CONSTRUCTION COMPANY

MASON CONTRACTOR: QUASIUS CONSTRUCTION

CMU PRODUCER: BEND INDUSTRIES, INC.

Judge's Comment: "This is an excellent expression of concrete masonry. . . ideal for a public school as it represents its community."

WESTBROOK CHURCH, HARTLAND, WISCONSIN

ARCHITECT: WOLD ARCHITECTS

GENERAL CONTRACTOR: C. G. SCHMIDT, INC.

MASON CONTRACTOR: BUNDY COMMERCIAL MASONRY, INC.

CMU PRODUCER: BEST BLOCK COMPANY

Judge's Comments: "The majestic spires and wonderful mix of split face and integrally colored units convey an uplifting presence consistent with a house of worship."

MASONRY TRAINING PROGRAM UPDATE:



Congratulations to everyone in the industry who has provided support to the Masonry training program at Wisconsin Indianhead Technical College in Rice Lake, Wisconsin. On January 24, 1996, the Wisconsin Technical College System Board gave their approval to have the Masonry program as an official technical college program. The

Masonry program is being looked at by other organizations and industry representatives around the country as a success. The success is due in part to the great relationship between the masonry industry reps and WITC.

The Masonry program, in its first year (1994), graduated and placed eight of eight students. Four of the eight are currently working at the trade. They are working for Miller Masonry and Forrester Masonry in Appleton, Kraemer Brothers in Plain, and AERO General Contractors in Eau Claire.

In 1995, the Masonry program graduated and placed eleven of the twelve students that started the program in fall. As of this past September, all eleven were working at the trade. Some of the contractors that hired graduates are Kraemer Brothers of Plain, AERO and Market and Johnson of Eau Claire, Hunzinger of Milwaukee, and Vonasek and Schieffer of Rice Lake.

Currently there are twelve students enrolled in the program. With the construction outlook very positive for the upcoming spring, we are again looking at 100 percent placement.

For more information about funding or placement opportunities, please contact Karen Teske Osborne at the Masonry Technology Foundation of Wisconsin (608) 835-2580.

FROM THE PRESIDENT



Since this is my last opportunity to address the Wisconsin architectural community as *President of WCMA*, I would like to briefly review our many accomplishments throughout the past two years.

First, feed-back has been overwhelmingly positive concerning WCMA's **MASONRY INSIGHTS**, included in **Wisconsin Architect**. We will continue to provide you with articles, information and education pertaining to our industry in this format three times each year.

Our successful **Vocational Training** program for aspiring masons has now been adopted by the State of Wisconsin. WCMA will continue to support this program as well as push for expansion in other areas (additional information included in this issue).

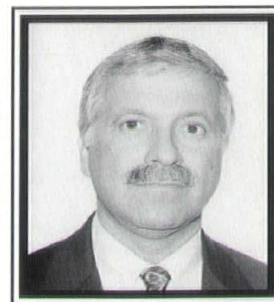
1996 will mark the 8th anniversary of our highly acclaimed **"Excellence In Masonry" Design Competition**. Winning architects of **Maynard W. Meyer "Best of Show"** and **"Excellence" Awards** will be announced at our breakfast reception, May 22nd, as part of the A.I.A. Wisconsin Convention. Please mark your calendars.

In order to maintain an active, involved presence with architects, WCMA will continue to provide **TEK** (Technical Masonry Information) booklets and Pictorials free of charge to architects. These informational pieces provide architects with the latest technical data to assist in correctly specifying masonry and design details highlighting new and exciting innovations involving our products.

Finally, WCMA will continue to work closely with the State of Wisconsin on testing concrete masonry units to assure fulfillment of all State requirements.

We look forward to continuing our progressive programming and to supplying architects, owners and contractors with technical information and customer support. WCMA welcomes any comments or suggestions concerning our programs. Won't you share your thoughts with one of our members?

It has been an honor and privilege to serve as WCMA President. Thank you for your interest and support.



Robert W. Goldman
President

Wisconsin Concrete Masonry Association



**As his Presidency comes to an end,
we want to thank Bob Goldman
for a job well done.**

-WCMA-

COUNSELOR'S CORNER

Who Is Responsible When A Material Supply Job Goes Wrong?



Have You Had This Experience? You are the block supplier on a construction job and have just received a phone call from the general contractor. The contractor tells you that the building owner will not make the final payment because of a problem with your materials.

More specifically, you supplied the decorative block that you manufactured. You also supplied glazed block and special pre-colored mortar that you purchased from other manufacturers. The decorative block or the pre-colored mortar is possibly causing "streaking" across the face of the glazed block and making it visually unattractive. The owner claims that special clean-up of the glazed block is required. The general contractor wants to know what you plan to do about *your* problem.

How should you proceed? What practical action should you take? Are you legally responsible? Is the problem the architects, i.e. for not specifying masonry cleaning? Is the problem the general contractors, i.e. by not following standard procedures to clean all types of masonry units? What about responsibility of the glazed block manufacturer or the producer of the pre-colored mortar both of which you supplied? Was there a sub-contractor (mason) who installed all the block on the job site? Or, is the building owner the one "on the hook?"

A Practical Response

Putting aside a discussion of the legal rights and duties, let's begin with a description of what you should do **practically** to respond to the situation.

While the specific action you take will depend upon the facts of a particular situation and the people involved and your relationship with them, the following "check-list" of action-responses should be considered:

- 1** Notify immediately all concerned parties of the problem and request their involvement. Besides the other parties on site, such as the owner, architect, and other affected trades, this especially includes your manufacturer/supplier(s), any sureties of which you are aware, and your liability insurance carrier.
- 2** Investigate the problem, both from a technical and a business standpoint. It's important to find out what went wrong, but also to divine whether that's the real problem or only a pretext.
- 3** Protect your rights to payment and security. Make sure any lien and/or bond rights are timely exercised and that you give all notices required by the contract.
- 4** Correct immediately any deficiencies for which you are probably at fault. Do not hold them hostage to an overall agreement. It may or may not be prudent to specifically admit the fault; it is almost always wise to correct it.
- 5** Compromise if it will get you an early settlement. Most disputes are more about principal than principle and it is rarely cost effective to sue or arbitrate if a reasonable settlement is available.

Legal Consideration

The next issue will discuss some of the legal considerations involved in this multi-party construction problem.

Answer prepared by:

*Ronald L. Wallenfang
Coordinator of
Quarles & Brady's Construction Law Group*

Join Us For Breakfast!

WCMA's 8th Annual

EXCELLENCE IN MASONRY AWARDS



The Wisconsin Concrete Masonry Association cordially invites you to join us for a complimentary breakfast at the 1996 AIA WISCONSIN Convention to celebrate our

8th Annual EXCELLENCE IN MASONRY Design Competition Awards Breakfast

8:00 A.M. to 9:20 A.M.

Wednesday, May 22, 1996

At the Holiday Inn - Madison West

Middleton, Wisconsin

EXCELLENCE IN MASONRY DESIGN COMPETITION

Experience concrete masonry in dynamic Wisconsin applications. Judge for yourself! Who will be honored the Maynard W. Meyer Awards for "Best of Show" and "Excellence"?

R.S.V.P.

by calling the WCMA Office at (800) 377-0667 or (414) 276-0667.

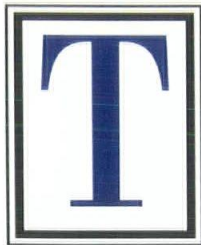
Important! Please make your reservations. Deadline is May 10th.



SPONSORED BY THE **WISCONSIN CONCRETE MASONRY ASSOCIATION**

$F_M' = 2,000 \text{ PSI!}$

What Does This Mean?



The use of f_m' as a design value has been around for some twenty years, but there still seems to be some confusion as to its true meaning. The fact that the strength of concrete masonry units is also designated in pounds/square inch (psi) helps contribute to this confusion. It seems that both concrete masonry producers and design professionals are having problems determining the difference. This confusion can be easily corrected if we examine the following table, taken from "Specification For The Design and Construction of Load-Bearing Concrete Masonry" which is referenced in the Wisconsin Administrative Code DILHR 53.323 Engineered Masonry.

Compressive Strength of Units	Assumed Compressive Strength of Masonry, f_m' psi	
<i>psi</i>	<i>Type M & S Mortar</i>	<i>Type N Mortar</i>
over 1,500 to 2,500	1,151 to 1,550	875 to 1,100
over 2,500 to 4,000	1,551 to 2,000	1,101 to 1,250
over 4,000 to 6,000	2,001 to 2,400	1,251 to 1,350
over 6,000	2,400	1,350

As seen in the table, the f_m' is based on a combination of mortar and concrete masonry units, and to obtain an f_m' of 2,000 psi, the compressive strength of the concrete masonry units must be at least 4,000 psi with type M or S mortar and cannot be achieved with type N mortar. This table was derived from a series of prism tests and then backed off to a large safety factor. If actual prism tests were run, we could expect to reach an f_m' of 2,000 psi with masonry units having a strength up to 1/3 less than the 4,000 psi required by the table.

The second problem that surfaces when a designer specifies an f_m' is that the psi called for is much higher than required. The minimum compressive strength of concrete masonry units is 1,900 psi according to ASTM C90-95 and

the average strength of WCMA member companies units is over 2,500 psi. This means with type M or S mortar, we would have a minimum f_m' of 1,500 psi. This is a safe f_m' to use when designing with concrete masonry units produced in Wisconsin.

Now, how do we determine the f_m' required for the job? We take the loads, a combination of dead and live loads, and divide by the effective bedded area of the block. This is denoted by P/A with the A of 8, 10 & 12 inch units being 30 square inches if faceshell bedding is used. If we multiply 1,500 psi by 30 we find that we could carry a load of 45,000 pounds with our standard units. To require an f_m' of 2,000 psi, we would have to have a load of 60,000 pounds, which most likely would not occur in other than medium to high rise structures. If a high f_m' is required, the concrete masonry producer can make a high strength unit or could supply a unit with a larger faceshell, say 1 5/8 inch, which increases the A in P/A to 39 square inches. The standard unit would then carry 1,500 psi x 39 square inches or 58,500 pounds, an increase of 13,500 pounds by increasing the faceshell thickness of the unit.

In summary, the psi of the concrete masonry unit is not the same as the psi in the design value, f_m' . It takes a unit with the strength of 3,000 - 4,000 psi in conjunction with type M or S mortar to obtain an f_m' of 2,000 psi. There are several ways to obtain the required design strengths and the designer and masonry producer should contact our engineering office for help if they are not sure what is required or which is the best or least expensive way to achieve the desired results. Prism testing is the most accurate way to determine whether the design f_m' is achieved with the units and mortar being used, and is recommended when the design strengths are critical.

Dick Walter, P.E. / CAE
Executive Technical Director

OUR 1996 TEAM OF OFFICERS



The WCMA held their annual convention at the Paper Valley Hotel in Appleton, February 18-20, 1996. The featured speaker after the business meeting on Monday was Chris Stinebert, the new president of the National Concrete Masonry Association. He discussed the direction that the association is taking, particularly the NCMA Residential Program and Wisconsin's participation in this national program.

During the convention the association also elected its slate of Officers for 1996. They are as follows:

President	Curt Bauer	Wisconsin Brick and Block, Burlington, WI
Vice President	Mark Tummett	County Concrete, Stevens Point, WI
Secretary/Treasurer	Paul Wank	Quality Concrete Products, Sussex, WI

WCMA Board Members

Jerome Hotmar	Wisconsin Brick and Block, Madison, WI
Kerry VonDross	Best Block Company, Butler, WI
Bill Van Ess	County Concrete, Green Bay, WI
Dewey Winger	Winger Concrete Products, Hazelhurst, WI
Earl Erickson	Plyco Corporation, Elkhart Lake, WI
Bill Gault	Medusa Cement Company, Milwaukee, WI
Cathy Higgins	Dynamic Color Solutions, Milwaukee, WI
Dan Lehman	Besser Company, Alpena, MI

WCMA PRODUCER MEMBERS

Antigo Block
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715/623-4837

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414/388/5700

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Butler, WI
800/782-7708
414/781-7200

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715/834-7701

Green Bay, WI
800/730-2222
414/497-3369

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715/234-8144

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Winger Concrete
Products, Inc.
Hazelhurst, WI
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Wisconsin Brick &
Block Corp.
Burlington, WI
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WCMA AFFILIATE MEMBERS

Bark River Concrete
Product
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Miller Products &
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Iron Mountain, MI
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Houghton, MI
906/482-2731

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AA Wire Products
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Conveyor, Inc.
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Brett Admixtures
Eden Prairie, MN
800/989-0665
612/942-7597

Columbia
Machine, Inc.
Vancouver, WA
800/628-4065

DCS/Dynamic Color
Solutions, Inc.
Milwaukee, WI
800/657-0737
414/769-2580

Dixon Marquette
Cement, Inc.
Cascade, WI
800/234-5015

Dur-O-Wal, Inc.
Aurora, IL
800/323-0090
708/898-1101

Falls Dealer Supply
Company
Sheboygan Falls, WI
800/242-7676

W.R. Grace & Co.
Milwaukee, WI
800/558-7066;
414/354-4208

Harcros Pigments, Inc.
Fairview Heights, IL
618/242-0592

Holnam, Inc.
Oak Brook, IL
708/571-4321

ICD Corporation
Milwaukee, WI
414/962-4065

Kopp Clay Company
Malvern, OH
216/863-0111

Krete Industries, Inc.
Butler, WI
800/777-9562
414/783-6460

Lafarge Corp.,
Cement Group
Milwaukee, WI
800/678-6220
414/545-6220

Lehigh Portland
Cement Company
Burnsville, MN
612/890-1600

Lightweight
Distributing Company
Mound, MN
800/848-4912
612/472-5080

Medusa Cement
Company
Milwaukee, WI
800/433-3800
414/481-3800

Mixer Systems, Inc.
Pewaukee, WI
414/691-3100
Newhouse Company
Madison, WI
608/222-0111

Northern
Environmental
Mequon, WI
414/241-3133

Plyco Corporation
Elkhart Lake, WI
414/876-3611

Rockwell Lime
Company
Manitowoc, WI
800/558-7711
414/682-7771

St. Marys Wisconsin
Cement Co.
Detroit, MI
313/842-4600

Tamms Industries
Kirkland, IL
800/582-6670
815/522-3394

West Materials, Inc.
Burnsville, MN
612/892-7305

Western Lime &
Cement Company
West Bend, WI
800/433-0036
414/334-3005

Wisconsin Electric
Power Company-
Minergy LWA
Milwaukee, WI
414/221-2457

MEETING CALENDAR

**WSPE State
MATHCOUNTS
Competition**
March 16, 1996
U.W. Madison

**Wisconsin Architects
Foundation, Board of
Directors Meeting**
April 3, 1996
Madison

**AIA Board of Directors
Meeting**
April 5, 1996
Radisson, LaCrosse

CSI Certification Exams
April 6, 1996
Location To Be Announced

CSI Bi-Region Conference
April 11-14, 1996
Hilton, Milwaukee

CSI Board Meeting
April 18, 1996
Milwaukee Engineering
Center, Milwaukee

Joint Meeting AIC & CSI
Topic: AIC Field Testing,
Windows-Sealants
April 22, 1996
Midway Motor Lodge
Milwaukee

CSI Chairperson's Council
May 8, 1996
Milwaukee Engineering
Center, Milwaukee

AIA National Convention
May 10-13, 1996
Minneapolis

CSI Board Meeting
May 16, 1996
Milwaukee Engineering
Center, Milwaukee

WSPE Banquet
May 17, 1996
Governor's New Products
Awards Presentation
Sheraton Inn, Madison

CSI Chapter Meeting
Topic: Marketing
May 20, 1996
Midway Motor Lodge
Milwaukee

AIA Wisconsin Convention
May 21-22, 1996
Holiday Inn West, Madison

**AIA & WAF Annual
Meetings**
May 21, 1996

AIA Convention
"Excellence in Masonry"
Breakfast Reception
May 22, 1996
Holiday Inn West, Madison

**AIA
Board of Directors**
June 7, 1996
Marathon Engineers/
Architects/Planners
Appleton

CSI Board Meeting
June 20, 1996
Milwaukee Engineering
Center, Milwaukee

**CSI Chapter Meeting -
Tour & Awards**
June 24, 1996
Location To Be Announced

AIA Golf Outing
Architect/Exhibitor
June 24, 1996
Old Hickory, Beaver Dam

CSI National Convention
June 27-30, 1996
Denver, Colorado

WCMA:
Dick Walter
Executive Technical Dir.
Wisconsin Concrete
Masonry Assoc.
9501 South Shore Dr.
Valders, WI 54245
800-722-4248
Fax (414) 773-2823

Administrative Offices:
Wisconsin Concrete
Masonry Association
1123 N. Water St.
Milwaukee, WI 53202
800-377-0667
(414) 276-0667
Fax (414) 276-7704

AIA - The American Institute of Architects/Wisconsin- (608) 257-8477
CMI - Concrete Masonry Industries- Dennis Wilichowski, (414) 362-7000
CSI - Construction Specifiers Institute- J. Gerard Capell, CCS (414) 962-4638
NCMA - National Concrete Masonry Association- (703) 713-1900
WSPE - Wisconsin Society of Professional Engineers- Mel Mitchell, (608) 833-3364



WISCONSIN CONCRETE MASONRY ASSOCIATION
1123 N. WATER STREET
MILWAUKEE, WI 53202

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Professional Development Seminars

■ **Growth: Future of Model Building Codes**

What's in store for the model building code industry? How will its future direction affect your practice in Wisconsin? Bring your questions and join William Wall of the International Conference of Building Officials for an enlightening discussion on model codes — past, present and future.



Professional Development Seminars IV

Wednesday, May 24

3:40 - 5:00 p.m. (2 LUs)

● **Creativity: Getting Your Hands Dirty**

Let your imagination and creativity run wild for this hands-on graphics media workshop by Robert Greenstreet, dean of the UWM School of Architecture & Urban Planning.



▲ **Vision: Seeing is Believing**

The computer has become a fundamental tool of your practice. Todd Tannenbaum, director of the Model Advanced Facility (MAF) in UW-Madison's College of Engineering, will demonstrate how you can take advantage of this rapidly advancing technology through MAF's computer visualization and animation capabilities.



■ **Growth: Healthy Buildings**

Imagine a healthy building. You have an important role and responsibility in achieving this reality for your client. Nadia Boshi, executive director of the International School of Indoor Air Sciences and research assistant professor with James E. Woods at Virginia Polytechnic Institute, will present the latest scientific evidence on the performance of existing buildings. You will learn how to assess actual performance, evaluate the success of interventions and document the benefits of healthy buildings.



Building Products Exposition

Parti'96 is made possible by the support of the companies exhibiting in the Building Products Exposition. Registration is FREE for the Expo and other special events in the Trade Center.

Construction Industry Reception

Tuesday, May 21

3:30 - 7:30 p.m. (LUs)

To celebrate the grand opening of this year's Expo, AIA Wisconsin and our 1996 exhibitors are hosting a *Construction Industry Reception*. Everyone is invited to this extraordinary display of the latest building products and services.

The Expo is a unique opportunity to find answers to all of your questions from representatives of the leading manufacturers and suppliers of design and building industry products and services. Assemble with friends as you gather valuable product information, earn self-directed "learning units," view the four models for the new Brewers Stadium, enjoy music by the Madison Brass quintet, enter drawings for fabulous door prizes and celebrate award-winning Wisconsin architecture!

Focus on Innovation

Wednesday, May 22

11:00 - 2:00 p.m. (LUs)

This Expo session will feature exhibitor-sponsored "mini-seminars" on innovative product research and technology breakthroughs that are shaping the future of design and construction. It's also your last chance to tour the displays in Trade Center and collect useful information on products and services that you can put to good use on all of your projects. Architects of the winning design team will make a special presentation on the new Brewers Stadium.

Invite your friends and clients to break away from the office and join you for lunch in the Trade Center. Registration is FREE . . . and lunch is on AIA Wisconsin!

A list of companies that have already signed up for the Expo is included at the end of this special **Parti'96** insert.

Special Events

The program for **Parti'96** includes the following special events.

Annual Meetings & Preservation Breakfast

Tuesday, May 21

7:45 - 9:15 a.m. (2 LUs)

Join officers of AIA Wisconsin and the Wisconsin Architects Foundation for an update on AIA and WAF programs. Immediately following these brief Annual Meetings, award-winning architect John G. Waite, AIA, will be the featured speaker for the annual Preservation Breakfast sponsored by the Historic Resources Committee.

Jack Waite, the lead architect for the Octagon restoration, recently became the first practicing architect to receive the Harley J. McKee Award from the Association for Preservation Technology International. Recent restoration and preservation projects by his firm, John G. Waite Associates, Albany, include the Lincoln Memorial, Blair House and the Thomas Jefferson buildings at the University of Virginia.

Golden Award Luncheon Business Communication "Do's & Taboos"

Roger Axtell

Tuesday, May 21

12:10 - 1:55 p.m. (1 LU)

The Golden Award is the highest honor that AIA Wisconsin can bestow. It recognizes distinguished leadership and service on behalf of the profession of architecture.

At this year's luncheon, the 1996 Golden Award will be presented to Marilyn "Jinx" Smith and her family in memory of and to honor the many contributions to the profession made by her husband, Douglas H. Smith, AIA.

After lunch, Roger Axtell will offer an enlightening and entertaining presentation on business communication. A frequent guest on television talk shows, Axtell is a popular speaker and author on international business, travel, protocol, etiquette and behavior around the world. Until his retirement several years ago, he was vice president of The Parker Pen Company in charge of worldwide marketing.



Wisconsin IDP Workshop

Tuesday, May 21

5:30 - 6:30 p.m. (2 LUs)

Wisconsin's state and local IDP coordinators will lead a special FREE workshop for interns, sponsors and advisors on the Intern Development Program (IDP) and related licensing requirements.

Design Awards Reception

Tuesday, May 21

7:30 - 8:30 p.m.

Join in the celebration of excellence in architecture by participating in this special reception to honor the winners of the 1996 AIA Wisconsin Design Awards. The celebration will begin in the Trade Center with the unveiling of a display of this year's award-winning projects. It will continue with the official presentation of Honor and Merit Awards to the architects, owners and contractors of the award-winning projects during a special reception in the Ballroom. The Design Awards Reception is sponsored by Cobb Strecker Dunphy & Zimmermann.

"Excellence in Masonry" Awards Breakfast

Wednesday, May 22

8:00 - 9:20 a.m.

This annual awards breakfast is sponsored by the Wisconsin Concrete Masonry Association. It will feature the presentation of this year's WCMA "Excellence in Masonry" awards. In addition to a hearty breakfast, you'll have a chance to win a fabulous get-away trip.

Brewers Stadium & Mini-Seminars

Wednesday, May 22

11:00 - 2:00 p.m.

During the *Focus on Innovation* exhibit period in the Trade Center, representatives of the architectural team selected to design the new Brewers Stadium will be on hand for a special presentation on their winning design solution. In addition, exhibitors will be sponsoring "mini-seminars" on innovative products and services. There is no registration fee for these events . . . and a FREE lunch is included.

Monona Terrace Tour

Wednesday, May 21

3:45 - 5:30 p.m. (3 LUs)

This guided tour of Frank Lloyd Wright's Monona Terrace Convention Center, currently under construction in downtown Madison, is being coordinated by Potter Lawson Architects and J.H. Findorff & Son. Transportation will be provided between the Holiday Inn Madison West and Monona Terrace. Bring your hard hat and sturdy shoes.

Sponsors

The underwriting support received from the following sponsors enabled this year's Convention Committee to assemble an outstanding schedule of speakers, seminars and special events that otherwise would not have been possible.

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C.G. Schmidt, Inc., has been providing professional construction services since 1920, including general contracting, construction management and design/build in the healthcare, eldercare, industrial, educational and commercial marketplaces. C.G. Schmidt, Inc., is the sponsor of the featured keynote address by John and Katie Olson of Walt Disney Imagineering.



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The WCMA is hosting its annual breakfast to recognize the winners of this year's "Excellence in Masonry" awards.

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Cobb Strecker Dunphy & Zimmermann, sponsor of the Design Awards Reception, is a regional independent insurance agency which specializes in providing insurance, risk management and surety services to the construction industry. With offices in Wisconsin, Minnesota and Utah, it provides professional liability coverage to over 180 design firms.

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"Risk & Profits" Claims Case Study Workshop

J.H. Findorff & Son/Potter Lawson Architects

Monona Terrace Tour

Milwaukee Brewers

Stadium Models & Presentation

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AIA Wisconsin Registration Desk

Parti'96 Particulars

Registration

Complete and return the accompanying Registration Form to sign up for all of the outstanding programs and special events of **Parti'96**. Register by *May 9* and **SAVE!** AIA Wisconsin members also can receive one **FREE** registration by registering early and submitting four paid registrations of equal or greater value. Your name badge and other materials will be waiting for you at the AIA Wisconsin Registration Desk, provided by Techline Madison, in the lobby of the Trade Center.

Hotel

The Holiday Inn Madison West is the official hotel for **Parti'96**. It is easily accessible by taking the Greenway Blvd. exit (#252) off of the West Beltline (Hwy. 12).

A block of rooms has been reserved for **Parti'96** participants at \$71 single/\$79 double per night. Room reservations must be made directly with the Holiday Inn Madison West by calling (608) 831-2000.

Continuing Education

AIA members have an opportunity to earn more than 20 learning units (LUs) by attending **Parti'96**. AIA/CES report forms will be provided in registration materials.

Convention Committee

The following individuals contributed their time, creativity and energy to assemble the program for **Parti'96**:

Jeff Neidorfler, AIA, Chair

Diane Chamness

Melissa Destree, Assoc. AIA

Cliff Goodhart, AIA

Bill Herbert, AIA

Gretchen Pfahler, Assoc. AIA

Bill Rattunde, AIA

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Melissa Chevalier

Julie Moehn

Advanced Graphic Design Technology

University of Wisconsin-Madison, Department of Art

John Robert Rieben, Associate Professor

Questions?

For additional information on **Parti'96** please contact:

AIA Wisconsin
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Madison, WI 53703-4000
(608) 257-8477
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Fax: (608) 257-0242

1996 Exhibitors & Building Products Expo

The following companies have already signed up to exhibit at the 1995 Building Products Exposition. Their strong support makes Parti'96 possible.

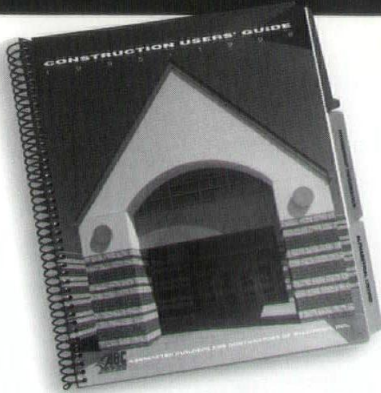
Registration is FREE for the Expo and other events in the Trade Center. The Expo is open from 3:30-7:30 p.m. on May 21 and from 11:00-2:00 p.m. on May 22.

2001 Company	Formica Corporation	Performance Roof Systems, Inc.
Acoustical Floors of Wisconsin, Inc.	Gage Corporation, Int.	PFS/TECO
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Pete Alexander Company Inc.	The Garland Company Inc.	Reprographic Technologies
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Parti'96

The 1996 AIA Wisconsin Convention & Expo, **Parti'96**, will focus on creativity, vision and growth. The theme **Imagine...** will challenge you and help you unlock your ability to design, draw, think, communicate and practice within the multi-disciplinary profession of Architecture.

May 21 & 22

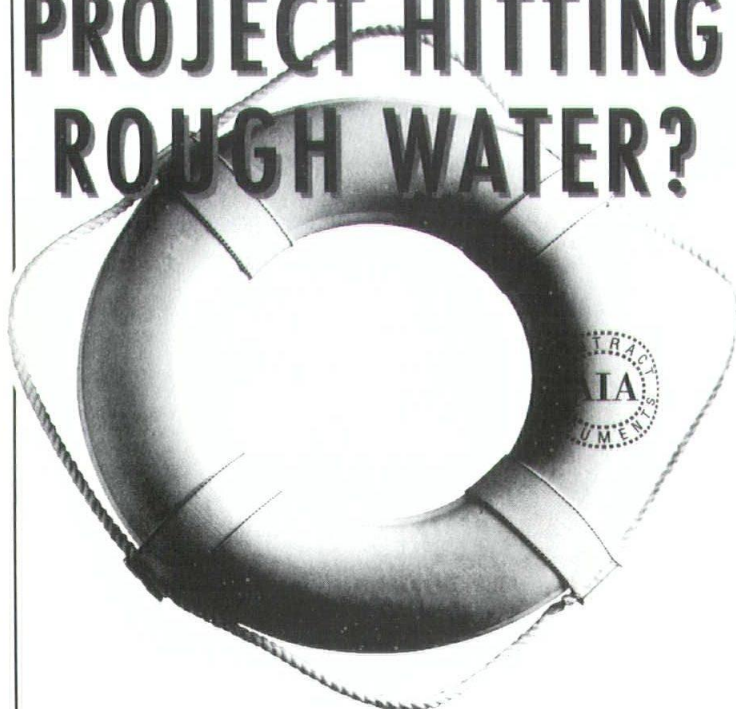
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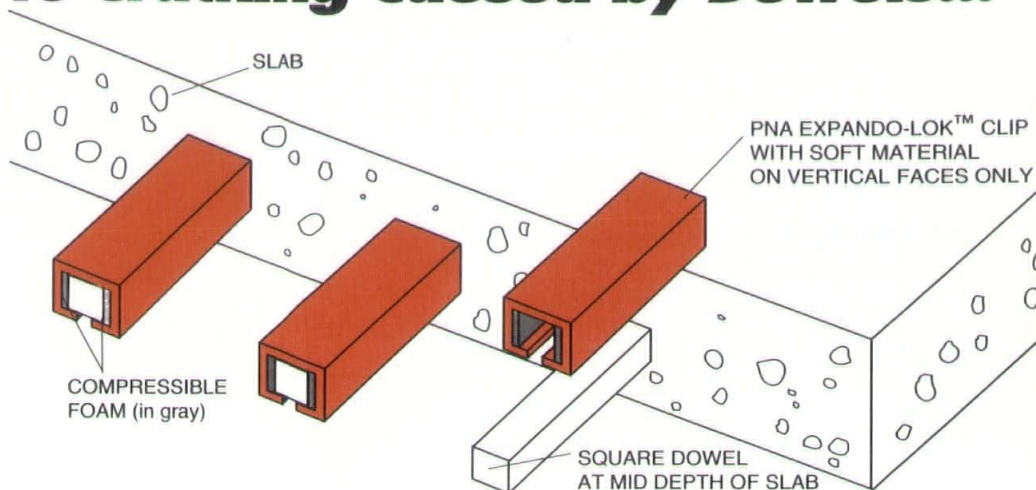
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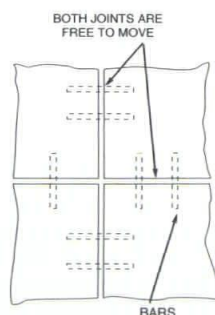
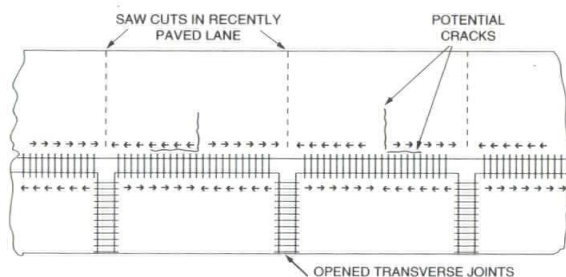
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A detail illustration from ACI 223-90 revision. A standard practice for shrinkage compensating concrete.



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the Expando-Lok™ clip on square dowels allows for differential shrinkage in adjacent bays.

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The above illustrates a potential problem if dowel bars are used without Expando-Lok™ clips.

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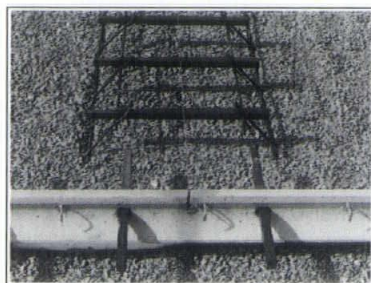
The Expando-Lok™ clip relieves the stresses that cause corner cracks where the dowels at transverse and longitudinal joints intersect. See adjacent figure illustrating this feature.

Square bars with Expando-Lok™ clips is protection against "corner cracking".

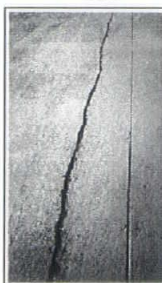
... MISALIGNED DOWELS

The 3/16" foam material in a 9" Expando-Lok™ clip allows for up to 30° misalignment in the horizontal direction without inhibiting the joints ability to open.

The photo on the left is an example of a cracked floor due to misaligned dowel bars.



This photo is showing dowel baskets which allow for correct placement of dowel bars/ Expando-Lok™ at contraction joints.



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Laminated Glass— A clear choice for security

The latest trend in crime—smash and grab style robberies that prey upon high-end retail and electronics stores—is spreading at an alarming rate. Glass display windows, doors and internal showcases are increasingly becoming an easy entry point for thieves, according to the Regional Assessment completed by the South Florida Investigative Support Center.

This high speed crime is creating a dilemma for retailers: how to use attractive and attention getting storefronts, display windows and cases to showcase merchandise and protect goods from the threat of theft.

Many experts believe laminated glass and other passive protection measures will help deter the spread of smash and grab crimes and prevent future losses for retailers.

Laminated glass is composed of a tough polyvinyl butyral (PVB) plastic interlayer material sandwiched between two panes of glass and has been commonly found in car windshields for nearly 60 years.

New applications have grown from this long standing product, including residential and shopfront security windows, blast protection applications in high security buildings and hurricane protection for residential and commercial applications.

Though Wisconsin doesn't need to worry about the threat of hurricanes in the near future, safety and security are becoming increasing concerns.

Experiments conducted by Dr. H. Scott Norville, civil engineering professor at Texas Tech University and director of Tech's Glass Research and Testing Laboratory (GRTL), support his post-incident report *Survey of Window Glass Broken by the Oklahoma City Bombing* and provide valuable insight into blast

protection as the U.S. Government, corporations and individuals re-evaluate building security in the wake of the Oklahoma City bombing.

Earlier research and Norville's on-site inspection of the area surrounding the Federal Building in Oklahoma City indicate that windows made with laminated glass consistently remain in their frames while windows coated with retrofit applications of films blow out of the frame, spraying glass shards within the interior and exterior of the building. Laminated security glass substantially increases the range of absorbed blast loads, still remaining within the window frame, protecting people and property both inside and outside of a building.

Upon impact from the blast pressure the glass will crack, but the pieces are designed to adhere to the plastic interlayer material and remain in the frame—reducing the threat of property damage and human injury.

Estimates indicate that 70% of the collateral damage caused by flying glass in Oklahoma City could have been avoided had laminated glass been used in commercial buildings. Conservative injury estimates show that more than 450 people were injured by flying glass in the same bombing.

Some of these same concerns were raised when a train derailed in Weyauwega, Wisconsin. The threat of cargoed propane explosions caused an evacuation of surrounding residents and businesses.

EDITOR: Information was provided by the North American Laminated Glass Information Center. For more information on Dr. Norville's findings or the various applications of laminated glass, call 1-800-230-4527. The World Wide Web address is <http://lgic.glass-info.com>. The E-mail address is lgic@glass-info.com.

Transferring Electronic Data with Clients

The number of computer files are increasing in the architectural profession; and, not only architects, but other professionals, are realizing the benefits of utilizing this existing electronic information. Architects commonly exchange electronic

information and often there are differences of opinion about ownership and responsibility.

To respond to these concerns the EMT Committee surveyed six owners and six architects. Each was asked the

same questions regarding client disks. Those surveyed are from various firms and businesses representative of the industry. The responses were compiled to form the typical response from each group.

Question	Owner's Answer	Architect's Answer	Considerations
When an architect transfers electronic data to a client, how is the data typically used?	To keep a record copy on file for our use. Typical uses are looking up information, space planning, facilities management or giving the disks to other architects for future work, such as telecommunications, security systems, or new construction.	For facilities management or maintenance and as a reference tool to look up information.	The person requesting computer generated information should state the intended use of the files. This will assist the architect in providing more specific information for their use. Copyrighted drawings require approval of the architect for certain uses.
To what degree is the architect obligated to have the data compatible with the clients software and standards?	It is important to have data compatible to our software and standards, and this needs to be spelled out in the contract or at least discussed with the architect before starting the work, so it can be made compatible.	It is important to work with the owners on compatible software and standards. The main emphasis is knowing ahead of time and including in the contract language what software and standards are required.	During contract negotiations, questions need to be raised about what software and standards will be used. The architect needs to be aware of the client's expectations on compatibility to adhere to the set standards for the duration of the project. The purchase of additional software or hardware may be required to meet these guidelines and schedules.
Is the client entitled to CAD data disks without offering additional compensation?	It is part of the service provided and the contract language should include verbiage specifying CAD data disks will be provided.	This service is similar to any other additional service and should be paid for. Providing CAD disks compares to services such as providing record drawings or additional sets of blueprints.	This service may take additional time to compile and may require additional fees for materials. It would benefit both owners and architects to be sure it is spelled out in the contract.
If the architect is provided a disk by a client which another architect prepared, how can it be used?	We have ownership of the CAD files and the documents contained on them, and can use them for whatever use necessary. The original architect should be notified if computer-generated files are transferred to another architect for their use.	For reference information only.	Who owns the CAD files? Is it the same as who owns the drawings or mylars? Would an architect use someone else's CAD drawings without verifying the information before re-issuing the documents with their stamp on them?
When a client provides an architect with a disk, who is responsible for data accuracy? (Rate 1=client, 10=architect)	Seven. The architect is responsible for the accuracy and needs to be compensated as required to confirm this.	Eight. The architect is responsible for accuracy and any costs incurred to verify accuracy are to be charged to the owner as part the service.	Providing accurate information plays an increasing role when the verifying and modifying of existing CAD documents can take as much time as redrawing them.

Question	Owner's Answer	Architect's Answer	Considerations
If either party of an Owner-Architect agreement receives electronic data from the other, what is the value received?	The value depends on the intended use of the information. CAD files are very valuable for facilities management, but paper drawings may be just as valuable for looking up information that may be difficult to see on a small computer screen. The dollar value is increased when the software and standards used are beneficial to both owner and architect.	The more accurate the data is, the more value it has. The value becomes the cost of regenerating the information.	To get the most value out of electronic data the owner and architect need to define its eventual uses and emphasize the importance of accuracy and transferability for future needs.

CONCLUSION

Prior knowledge that a project's electronic data needs to be transferred on its completion and how it will be used, may dictate how the CAD documents are prepared. If both parties understand what is expected of each other and specific terminology is used in the contract, there will be fewer questions at the end of the project about the CAD file delivery. Technology is advancing rapidly; keeping up with the latest storage media becomes critical for transfer-

ring and archiving electronic data. Most media has a shelf life of about one year. New technology, such as recordable compact disc (CD), may have a longer lifespan but may be too expensive to justify the cost for a few years.

Client disks and the expectations of the owner and architect should be discussed during the negotiation of the contract. In some cases, owners will require the architect to use

specific standards, including software, layering and file naming, so the CAD files will be very adaptable for the owner's needs. If details are specifically stated in the contract, the transfer of data can become a smooth transaction between owner and architect.

EDITOR: Daniel W. Ayres, Assoc. AIA, is the Architectural Department CADD Coordinator at Marshall Erdman and Associates, Inc., Madison.

Indemnification Risks Facing Architects

Large institutional owners are increasingly demanding indemnification and defense against claims that architects cannot control or cover with professional liability insurance. The risks posed by these indemnification provisions should not be underestimated.

Indemnification allows the burden of loss to be shifted from one party to another. Where expressly required, the extent of the duty is determined by the contract, although state law, including so-called "anti-indemnity statutes," may restrict the scope of indemnification agreements.

Architects are often asked to indemnify an owner from damages caused by an architect's negligence. Most architects are willing to assume this duty because it is consistent with their legal obligation. Further, this duty is considered insurable under professional liability insurance policies. In general, these policies will pay on behalf of the insured all damages that are in excess of the deductible, up to the limit of liability, and are the result of negligence in the performance of or failure to perform professional services.

Increasingly, however, owners, especially large, powerful corporations and institutions, are demanding for broader indemnification agreements. The following provision is representative of this trend:

The Architect shall indemnify, hold harmless and at the Owner's request, defend the Owner and the City of "x" and each of their respective officials, agents, commissioners and employees from and against any and all liability or alleged liability, all suits, legal proceedings, claims, damages, losses and expenses, including but not limited to attorney's fees, arising out of or in connection with or incidental to any act or performance, or error or omission of Architect or anyone acting on behalf of Architect in connection with or incidental to this Contract for Work to be performed

hereunder; providing, however, that nothing herein shall be construed to require indemnification of the Owner for liability attributable to the Owner's negligence.

This type of owner-generated provision is dangerous for several reasons. First, this provision contractually obligates the architect to assume responsibility beyond that imposed upon architects by law (i.e., architects are not legally liable for damages caused by their negligent errors or omissions). Such obligations are specifically excluded from coverage under professional liability insurance policies. In essence, such indemnity agreements turn the architect into the owner's insurer. The architect's personal assets together with those of the architect's firm become the owner's insurance reserves.

Second, this provision obligates the architect to defend the owner. Although professional liability policies will cover the architect's defense costs when the architect, as a policyholder, is sued for professional negligence, they generally will not provide the owner's defense. Owners do not provide professional design services; professional liability policies cover only professional acts and omissions and, therefore, insurers will not fund an owner's defense against claims under a professional liability policy. Thus, owners cannot be named additional insureds under an architect's professional liability policy.

Related to this duty to defend is the obligation to defend the owner against claims merely alleging fault of the architect. In essence, every time a person is injured and an owner is sued for a "slip and fall" type claim, and improper design is alleged, the architect would be obligated to pay for the owner's defense. Under the law in some states, this would hold true for the life of the project. Again, because most professional liability policies will not pay for the owner's defense out of its own assets. Please

note that even if an architect's professional liability insurer were prepared to defend the owner, the architect would pay the deductible on each claim.

Third, this provision obligates the architect to indemnify the owner from a broad range of claims that go far beyond professional negligence. As long as an owner is sued "in connection with or incidental to {a} Contract. . .," the architect is responsible for damages. In one recent case, an owner demanded that an architect defend it against an ADA claim. The architect was not required to provide ADA services under its agreement. Further, the complaint did not allege professional negligence of the architect. The owner, relying on a broadly drafted indemnification provision, demanded that the architect pay for the owner's defense because the claim arose out of the architect's services. This broad reading of indemnification language obligated the architect to assume risks that it could not possibly control.

Many architects do not appreciate the risks associated with such one-sided indemnification provisions. They would not accept such dangers posted.

Owners must be made to understand that such provisions undermine the architects' and the owners' ability to insure against risk and loss. There is a contradiction in obligating an architect to carry professional liability insurance while requiring the architect to undertake uninsurable obligations that are excluded from the architect's professional liability policy.

EDITOR: This article originally appeared in the Risk Management PIA newsletter of Spring 1994 and is reprinted with the permission of The American Institute of Architects. Indemnification language similar to that discussed in the article is appearing in an increasing number of municipal and county contracts in Wisconsin.

Light Rail and the Milwaukee Business Community

Whenever I am out in the community talking about light rail, I am inevitably asked why a group formed by conservative Milwaukee business leaders supports a project that some have labeled a liberal "boondoggle." My response is that, unlike the opposition, the business leaders who created the Alliance for Future Transit (AFT) have actually taken the time to compare the costs and benefits of light rail with those of other transportation options. Such a comparison clearly shows light rail to be an option that is worth pursuing.

When considering alternatives for the East-West Corridor, the first option, of course, is to do nothing. That, however, isn't a bargain at all. Lost productivity and higher insurance premiums arising from traffic delays already cost the Milwaukee area \$200 million per year, and that figure is rapidly growing. If we do nothing, in 15 years almost 40% of our roads will have traffic jams more than nine hours each day, causing considerable economic damage to our region.

Another option is to add lanes to I-94 that would be reserved for carpools and buses. Many believe this to be a simple, low-cost option, but it is not. Special lanes will be very expensive—an estimated \$1.5 billion just to modernize I-94 without added capacity—and they will cause considerable disruption (including the taking of several homes and businesses) in adjacent neighborhoods.

If the extra lanes held promise to solve our congestion problems, then perhaps the cost and disruption would be worth it. But research actually shows that adding new lanes to expressways often increases travel time, as drivers who would previously used alternate routes flocking to the remodeled route and clog it.

To make matters worse, it is clear that the special lanes are being designed by WisDOT not to address the needs of urban transit users, but for the benefit of suburban carpoolers. Buses would have no real access to the special lanes between 7th Street and 76th Street, which renders them useless for central city bus riders. In the meantime, WisDOT says only 1000 extra carpoolers would be generated from its special lanes proposal.

Some also argue that we should simply improve our existing bus system. But that argument ignores the fact that ridership on our bus system has declined significantly in recent years, and the experience of other cities has shown that improved bus service will not attract riders who presently use their cars. AFT believes that it makes little sense to add new transit service if that new service is unlikely to attract substantial new ridership.

Light rail, on the other hand, has the potential to provide the following benefits:

- It will attract regular automobile users. In St. Louis and Baltimore, for example, more than 50% of the ridership on light rail comes from citizens who formerly drove to work.
- It's cost effective. Both Sacramento and Portland have recently built light rail systems for under \$15 million per mile, while building freeways can cost \$80 million per mile or more. Light rail also recovers a far greater percentage of its operating costs at the farebox than buses.
- It can spur new economic activity in downtown Milwaukee and the central city, where it's needed most. In Portland, San Diego and Buffalo, light rail helped generate \$1 billion worth of private investment along rail corridors. In St. Louis, commercial activity around light rail stops has increased by 25%.
- It will help attract tourists and conventions. We are about to construct a new \$170 million convention center, but one of the biggest impediments we will face in attracting conventions is the lack of a visitor-friendly public transportation system that connects our hotels and major attractions. Light rail would provide just such a system.

We obviously cannot disregard light rail's construction price tag. But we cannot afford to ignore light rail's many economic benefits, either. That is why continued planning for a light rail system is supported by 51 greater Milwaukee businesses who have joined AFT. Having done their homework, these business leaders have concluded that light rail is worth pursuing—not only because it's cost effective and efficient, but also because it's good for business.

EDITOR: The author is the executive director of the Alliance for Future Transit, a nonprofit organization formed to educate the public about the need for balanced transportation planning. He also will participate in a panel discussion on transportation issues at Parti'96.

Annual Meetings

The Annual Meetings of AIA Wisconsin and the Wisconsin Architects Foundation will begin at 7:45 a.m. on Tuesday, May 21, at the Holiday Inn Madison West. They are being held in conjunction with the 1996 AIA Wisconsin Convention.

WAF members will have the opportunity to win an original drawing by James A. Jensen, AIA, an Emeritus member from Appleton.

Immediately following the Annual Meetings, award-winning preservation architect Jack Waite, AIA, will be the featured speaker for the annual Preservation Breakfast sponsored by the Historic Resources Committee.

ILHR 63 & 64

New energy envelop, HVAC and lighting efficiency requirements in ILHR 63 & 64 could have a dramatic effect on the way buildings are designed and construction in Wisconsin.

Of immediate concern to AIA Wisconsin was the potential problems the scheduled April 1 effective date would cause for projects already on the boards. Safety & Buildings agreed to allow architects and owners the opportunity to submit a request to register such projects for building plan review using the current energy/HVAC code. Completed request forms had to be submitted to Safety & Buildings in Madison by March 31.

Safety & Buildings also reconvened its Energy/HVAC Code Advisory Committee on March 8 to develop recommendations for addressing problem areas identified in the new code requirements. It is working to implement these recommendations through code interpretations and emergency rule prior to the April 1 effective date of the new energy/HVAC code. Safety & Buildings has assured AIA Wisconsin that it is committed to addressing other

problems that may be identified in the code in a similar and timely fashion.

AIA Wisconsin will attempt to keep members updated on the status of ILHR 63 & 64. If you have questions or comments about the new energy/HVAC code requirements, AIA Wisconsin can pass them along to Safety & Buildings and our representative on the Code Advisory Committee.

DFD Web Page

The Division of Facilities Development (DFD) has established a World Wide Web site on the Internet. The URL of <http://www.doa.state.wi.us/dfd/moredfd.htm> will get you the DFD's Web page.

Its immediate purpose is to provide quicker and more comprehensive access to DFD's master specifications. In the longer term, it will allow DFD to share all types of project information and to improve communication with its consultants.

Information presently available on the DFD Web page includes:

- Master specifications for DFD front end, HVAC, electrical, plumbing, civil, masonry, asbestos and sprinklers,
- DFD telephone directory, specialists list and e-mail addresses,
- A few CAD standards and details,
- "Policy and Procedures Manual" for consultants, and
- Selected project forms used by consultants and contractors.

DFD welcomes users to suggest ideas for improving its Web page. For more information, contact DFD Webmaster Stan White at (608) 266-8649 (e-mail: whites@mail.state.wi.us).

Convention Graphics

For assistance in creating the graphic identity for this year's Convention, *Parti'96*, the Convention Committee approached the Department of Art at the University of Wisconsin-Madison.

Associate Professor John Robert Rieben, on behalf of students in his Advanced Graphic Technology Design studio, agreed to take on the challenge of developing a creative and consistent graphic image for the AIA Wisconsin Convention and the graphic design of promotional materials reflecting this year's theme of *Imagine*. The challenge was to do all this within an extremely tight budget and schedule.

Students in the studio quickly prepared a wide range of graphic design proposals. Melissa Chevalier and Julie Moehn were selected as the design team and have been hard at work creating and coordinating the graphic design for *Parti'96*.

The Convention Committee thanks John Rieben, Melissa Chevalier and Julie Moehn for their imaginative graphic design solutions.

Risk Management

DPIC Companies, a leading provider of professional liability insurance and loss prevention programs, is sponsoring a one-day risk management workshop for architects on August 29, 1996, at the Radisson Inn Madison.

"Taking Control of Your Risks and Your Profits" is a highly interactive workshop that addresses six risk management issues: client selection, scope of services, contract language, alternative dispute resolution, design and documentation quality, and construction phase services.

AIA members can earn 21 LUs by participating in this Quality Level 3 AIA/CES program. The cost can be as low as \$100 if you register early and are insured by DPIC. Take control of your risks and your profits by registering today by calling (800) 227-8533 x227.

Firm Survey

Architectural firms in Wisconsin reported average gross revenues of \$806,400 per firm, according to a 1995 survey of member-owned firms by AIA Wisconsin.

Pass-throughs, that portion of gross billings earmarked for consultants and others, averaged approximately 20% of gross revenues for Wisconsin firms. A similar percentage was reported in a recent national survey.

Resulting net revenues averaged \$644,900 per firm in Wisconsin. This compares to a national average of \$505,500 reported for 1992.

Limited Liability Partnership

Last session it was limited liability company (LLC). This session, Governor Thompson has signed into law legislation, 1995 Wisconsin Act 97, that allows the creation of a limited liability partnership (LLP).

A LLP possesses most of the attributes of a general partnership, such as flexible organization and the ability to pass income and losses through to the partners for income tax purposes. However, unlike a partner in a general partnership, a partner in a LLP is generally not personally liable for debts, obligations or liabilities of the partnership, including tort liability, for which the partner is not personally responsible, according to attorney Joseph W. Boucher of Neider & Boucher, Madison.

QBS

QBS Facilitator Carol Williamson reports that Wisconsin's innovative Qualification Based Selection (QBS) program, provided jointly by AIA Wisconsin and the Wisconsin Association of Consulting Engineers, has been selected to receive a \$5,000 national QBS grant sponsored by the AIA, ACEC and NSPE.

The grant will be used to increase awareness of QBS among school district, municipal, county and other public owners in Wisconsin.

Jack Walsh, senior vice president of Cobb Strecker Dunphy & Zimmermann, also recently presented a contribution of \$1,000 to support AIA Wisconsin's QBS program. Cobb Strecker Dunphy & Zimmermann is a regional independent insurance agency which specializes in providing insurance, risk management and surety services to the design and construction industry. Its support for AIA Wisconsin's public assistance program recognizes the value of QBS as an effective risk management tool.

Sad News

Wisconsin's architectural profession has lost several significant leaders in recent months: James J. Angus, AIA, Janesville; Robert P. Potter, AIA, Lake Mills; Allen J. Strang, FAIA, Madison; and David N. Torphy, AIA, Milwaukee.

James Angus moved from Chicago to Janesville in 1956 as a partner of Frelich-Angus & Associates. The firm subsequently became Angus-Young Associates. His caring vision helped shape the face of southern Wisconsin, including Van Hise Hall on the UW-Madison Campus. Angus served on the Board of Directors of the Wisconsin Society of Architects and became an Emeritus member of the AIA in 1989. He died in January at the age of 77.

Robert Potter was a strong supporter of The American Institute of Architects since his registration as an architect in 1926. He held a variety of offices with the AIA and was an activist for the profession. He practiced in Milwaukee and Sheboygan as well as in North Dakota, Florida and in Washington, DC, with the Department of the Navy. He became an Emeritus member in 1974. He died in January. His son Ross Potter, AIA, Madison, continues the family's architectural legacy.

Allen Strang moved to Madison in 1935 where he was a partner of Beatty & Strang Architects and Weiler, Strang, McMullin and Associates, which today is Strang, Inc. An influential leader of the profession, he served as president of the Wisconsin Chapter of the AIA in 1963 and worked diligently with other Wisconsin architects to establish the School of Architecture at UW-Milwaukee. He was advanced to the College of Fellows in 1967 and became an Emeritus member in 1976. The illustrator of books on barns and mills in Wisconsin, his watercolors and sketches were featured in the January/February 1996 issue of *Wisconsin Architect*. He died in February at the age of 89.

David Torphy, 53, was killed in an automobile accident in March. A Milwaukee native, his architecture is enjoyed and experienced by visitors to the Milwaukee County Zoo, Columbia Hospital and many other buildings. He was a partner of Kahler, Slater & Torphy until 1990, when he established his own firm. A mentor for many architectural students and young architects, his character, integrity and professional qualifications were an inspiration to all.

Parti'96

AIA
Wisconsin

May
21 & 22

Holiday Inn
Madison West

People & Places

Jerome Walkowski, AIA, Madison, has been approved for Emeritus membership in The American Institute of Architects.

Bruce F. Marne, AIA, Brookfield, has joined Eppstein Uhen Architects, Milwaukee as senior project manager in the firm's public buildings studio.

John G. Horky, AIA, Milwaukee, and **Jeff T. Neidorfler, AIA**, Milwaukee, have been named associates of Kahler Slater.

Mark J. Rapant, AIA, Madison, has joined Bonestroo, Rosene, Anderlik and Associates, Inc., as chief architect and structural engineer in the firm's Mequon office. His new phone number is (800) 455-2900.

Patrick J. Gessel, AIA, Madison, and **Cliff P. Goodhart, AIA**, Madison, have joined Strang, Inc., as project managers.

Michael G. Welman, AIA, reports that Pat Kaikini, AIA, has joined Welman Architects, Inc., Waukesha, in its medical planning division.

Emeritus member **Roger E. Mullins, AIA**, Madison, recently contributed an original watercolor of the Stoner House to the Wisconsin Architects Foundation. His beautiful winter scene is on display at the Stoner House.

Alpha Rho Chi, the national professional fraternity for architecture and allied arts, is trying to update its membership data base. Please send your name, mailing address and Alpha Rho Chi Chapter affiliation to: Ronald L. Grogan, WGAA, 7508 Richland Road, Richland Hills, TX 76118.

Kahler Slater reports that the new UWM School of Business Administration Building, designed in association with The Hillier Group, has been selected for the AIA's *Advanced Technologies Facilities Design: 1996 Review* publication.

Thomas Kincaid, AIA, Lake Geneva, was a featured speaker at this year's Monolithic Dome Builders Convention.

Membership Action

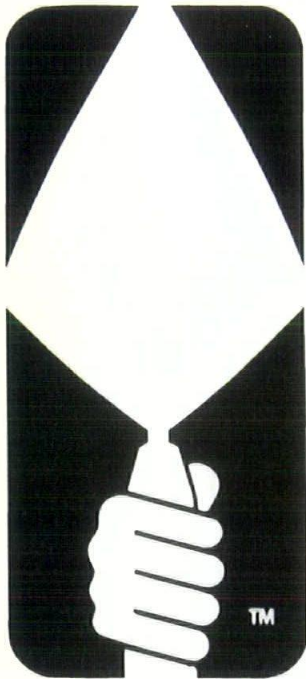
Please welcome the following members to AIA Wisconsin:

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Michael Corrigan, SE
Mark K. Flasch, SE
Allan C. Francois, SE
Trevir M. Frank, NE
J. Mark Kemerling, SE
Gary R. Kinzer, SW
Rex Loker, SW
Matthew M. Long, SW
Julie L. Mitchell, SE
Mark A. Molinaro, Jr., SE
William J. Wagner, SW

Associate

Daniel W. Ayres, SW
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Tour celebrates Milwaukee's history

Milwaukee has always been a city of neighborhoods and over the past several years, the Department of City Development has designated over thirty separate neighborhoods in the City of Milwaukee. Many of these areas derive their names from local landmarks such as Sherman Park on the North side and Jackson Park on the South side. Others were given the name of the village they once were—North Milwaukee for example.

This notion of neighborhoods may well have stem from the early development of the City which celebrates its Sesquicentennial this year.

A total of 15 historic buildings will be featured in Historic Milwaukee's Spaces and Traces—Original Places open house tour on Saturday, May 18 from 9 a.m. to 5 p.m.

Some of the featured buildings include:

The Curry-Pierce Building,
built 1866

The Old Federal Building,
built 1892

Queen Anne House, built 1880s

Turner Hall, built 1882

Willian Howard Greek Revival
Worker's Cottage, built 1854

Jasper Humphrey Italianate House
with Cupola, built 1868

The tour celebrates the three original settlements established in 1835. Three gentlemen purchased 160 acres each founding individual settlements. Juneautown, east of the Milwaukee River, was the fastest growing and the most prosperous. Kilbourntown, west of the river, was governed by a very competitive man. And, south of the river, Walker's Point's growth languished as problems with land claims led to slow development.

Nothing remains of these original villages. While the downtown area's development has obliterated the early villages of Juneautown and Kilbourntown, Cathedral Square and Zeidler Park are reminders of those long ago neighborhoods. Most of Walker's Point retains its late 19th century look.

From these trail blazing days to now, Milwaukee has grown, strived and survived. The tour, featuring the three original settlements, is an official event in the city's Sesquicentennial Celebration. Call (414) 277-7795 for ticket information.

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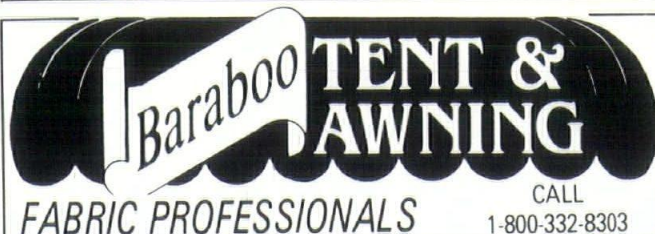
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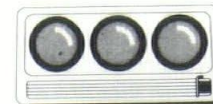
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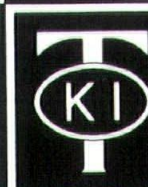


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